



CHELSEA REACH

**79-89 LOTS ROAD, CHELSEA,
SW10 0RN**

**E CLASS SUITES TO LET
99-6,805 SQ FT**

SUITE A2/A3



SUITE G0



SUITE 1L



SUITE A2/A3

CHELSEA REACH

79-89 LOTS ROAD, CHELSEA
SW10 0RN

LEWIS &CO

DESCRIPTION

The property comprises E-class office suites of various sizes to accommodate your business needs.

The suites benefit from kitchenette units, on site parking and 24 hour access.

LOCATION

Chelsea Reach is conveniently located just a five minute walk from Imperial Wharf train station which offers connections to Shepherd's Bush, Stratford and Clapham Junction. Fulham Broadway tube station is also within walking distance of the property.

In addition to the excellent transport links, there are also many food outlets selling lunches within the immediate vicinity. The River Thames is also just a few minutes walk away



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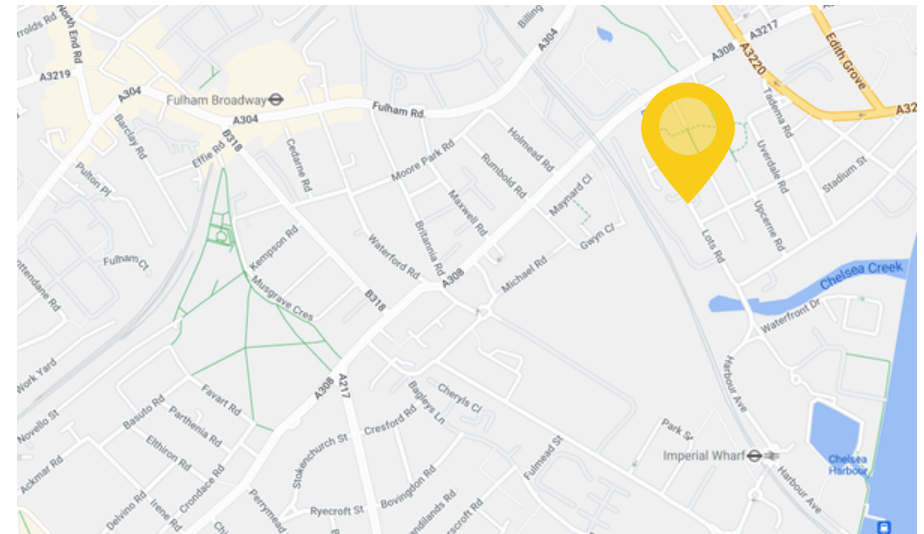


SPECIFICATION

- Flexible terms available.
- On site parking available.
- Excellent transport links.
- 24 hr access.

FLOOR AREAS

Floor / Suite	sq ft	sq m
Ground Unit GO	2,491	231
Ground A2/A3	1,750	162
First Floor Unit 1L	1,239	115
Fourth Floor R1/R2	496	46
Fourth Floor Unit R3	218	20
Fourth Floor Unit R4	260	24
Fourth Floor Unit R7a	151	14
Fourth Floor Unit R8	101	9
Fourth Floor Unit R9	99	9
Total	6,805	630



TERMS

Available on a new lease up to 5 years.

RENT

On application.
Fourth floor - £45 per sq ft all inclusive.

RATES

Interested parties are advised to make their own enquiries with the local authority.

SERVICE CHARGE

Available upon application.

EPC

Available upon application.

VIEWING

Strictly by appointment
through the sole agents.

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