



**LEWIS
& CO**

STERLING HOUSE

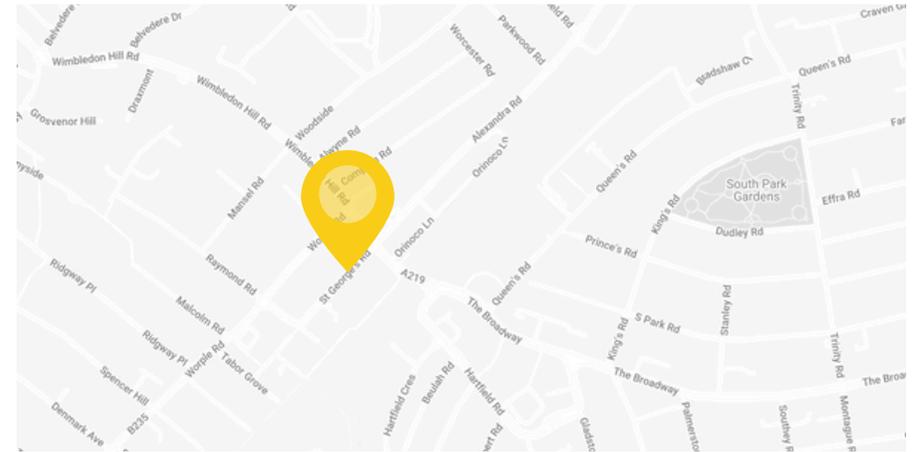
6-10 ST. GEORGES ROAD,
WIMBLEDON, SW19 4DP

**PROMINENT COMMERCIAL UNIT TO LET
2,931 SQ FT (272 SQ M)**

STERLING HOUSE

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SW19 4DP

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DESCRIPTION

The subject property comprises a self-contained prominent ground floor retail unit totalling 2,931 sq ft. The unit benefits from a large shop frontage and open plan layout. The property also includes a kitchenette and WC's .



LOCATION

The subject property is located in Wimbledon, approximately 6 miles from central London and is extremely well served by road, rail and bus links. The main road artery is the A219, which runs off the A3. The A3 connects central London with junction 10 of the M25 motorway.

The property is located diagonally opposite Wimbledon's mainline rail, tube and tram station.



SPECIFICATION

- Large shop frontage.
- Town centre location.
- E class.
- Kitchenette.
- WC's.

MISREPRESENTATION ACT- The particulars contained in this brochure have been produced in good faith, are set out as a general guide and do not constitute the whole or part of any contract. All liability, negligence or otherwise, arising from the use these particulars is hereby excluded. Compiled August 2025.

FLOOR AREAS

Floor	sq ft	sq m
Ground	2,931	272
Total	2,931	272

TERMS

Direct new lease available for terms to be agreed.

EPC

B33.

RENT

£90,000 per annum.

VAT

Applicable.

RATES

Interested parties are advised to make their own enquiries with the Local Authority. The rateable value is £83,500.

VIEWING

Strictly by appointment
through the sole agent.

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LEWIS & CO

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