

FULLY FITTED RESTAURANT LEASE FOR SALE
6 SACKVILLE ST, MAYFAIR, LONDON, W1S





LOCATION

Located in the heart of Mayfair, less than 50 metres from Piccadilly & 3 minutes walk from Piccadilly Circus

[Link to Google Street View](#)

DESCRIPTION

The restaurant was transformed from retail in 2022 at significant cost and offers an opportunity to secure an elegant and newly fitted restaurant with full kitchen extract and very high end furnishings and fittings throughout. The ground floor consists of circa 40 covers and an open plan kitchen at the rear. A wide staircase off the ground floor leads to the basement which comprises of a bar, further customer seating for 25 covers, a prep kitchen with kitchen extract, managers office and customer W/C's.

Ground floor video - [Here](#)

Basement video - [Here](#)

ACCOMMODATION

The property comprises the following approximate floor areas:

Ground floor - 1,006 sq ft / 93.45 sq m

Basement - 1,217 sq ft / 113 sq m

PREMIUM

Premium on application

RENT

146,250 pax rising to £160,313 in March 2025 and to £175,000 in March 2026

LEASE

Available by way of an assignment of the existing 20 year lease from May 2022 subject to 5 yearly rent reviews with the next in May 2027. It is understood that the lease is contracted outside the security of tenure and compensation provisions of the Landlord & Tenant Act 1954.

LICENSE

We are advised that the premises license permits the sale by retail of alcohol from 10am to 2330 on Monday to Thursday & to midnight on Friday & Saturday and 2230 on Sundays. A copy of the license is available on request. .

BUSINESS RATES

Rateable Value - £134,000

UBR - 0.512

Rates Payable - £68,608 (excluding any relief - see below)

The Retail, Hospitality and Leisure Business Rates Relief scheme will provide eligible, occupied, retail, hospitality and leisure properties with a 75% relief, up to a cash cap limit of £110,000 per business. Interested parties are advised to make their own enquiries to verify the business rates

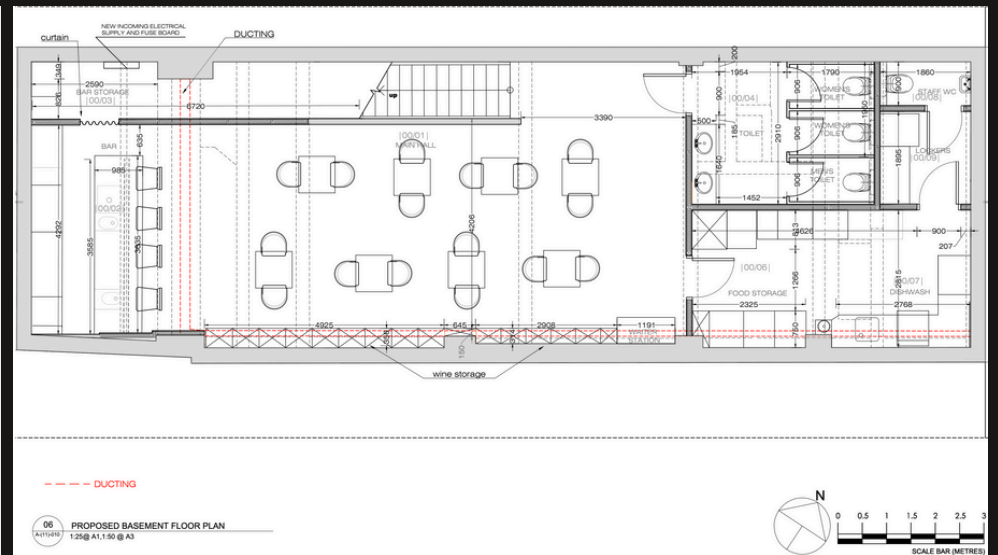
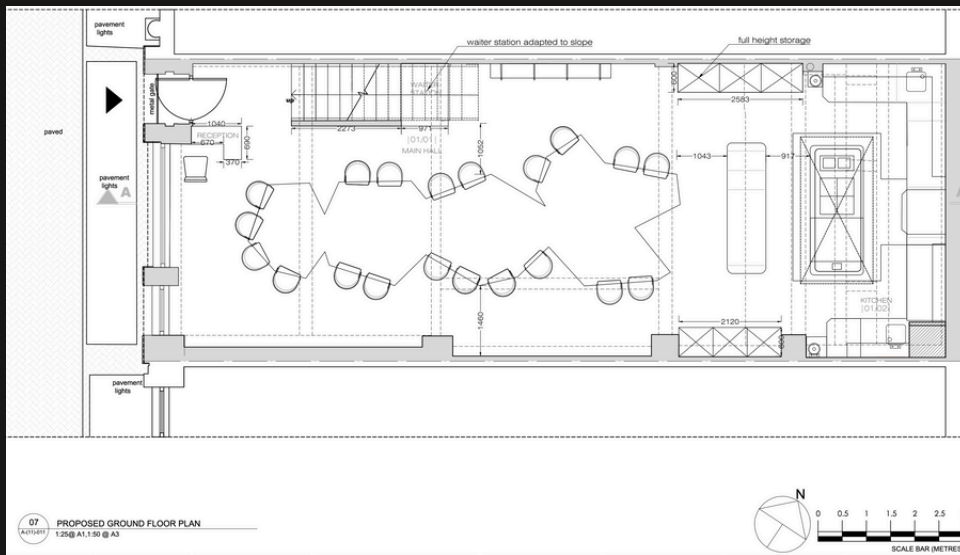
FURTHER DETAILS

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