



# To let

Retail Unit

Liverpool Street Station – Central Line  
Booking Hall, London, EC2M 7PY



 The TfL Property Company

Liverpool Street is located in the heart of central London. Liverpool Street Station services many national rail lines including the Great Eastern Mainline and the Stansted Express. Liverpool Street Underground services the Central, Metropolitan, Hammersmith and City and Circle line.

The area is a key location for London financial services. The entire station attracts 57.2 million passengers per year.

## Zone 1

# 57.2 million

Annual Station Footfall.



**Description:**

The unit is situated within the Central Line ticket Hall. The unit has two entrances, one at the bottom of the stairs leading into the ticket hall and once directly in the ticket hall.

**Unit Size:**

Sales Area	37.3 sq m / 402 sq ft
Storage Area	6.27 sq m / 67 sq ft
Total	43.6 sq m / 469 sq ft

**Services:**

Power. **N.B. There is no water or drainage**

**Usage:**

Retail / Services

**Lease:**

5-year lease, contracted outside the Landlord & Tenant Act 1954, part II.

**Rent:**

The rent payable to be a base rent or an agreed percentage of gross turnover, whichever is the higher, and will be net of VAT and exclusive of rates.

**Rates:**

Rateable Value (2023)	£32,750
Rates Payable (25/26)	£16,342.25

**Legal Costs:**

Each party is to be responsible for their own legal costs.

**Offers:**

Interested parties will be expected to provide a full business case with financials and accompanying landlord pack describing proposed use.

**ALL ENQUIRIES:**

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