



High Quality Specification

129 Fulham Road, London, SW3 6RT

Prime Brompton Cross 'Class E' Unit To Let New Lease Available

- Class 'E' Use - Suitable for a variety of users
- Air conditioning
- 708 sq ft over ground and basement
- High quality specification
- Security glass frontage and reinforced entrance
- Strong visibility

Overview.

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Location.

The unit is prominently positioned within Brompton Cross, one of Chelsea’s most distinguished and upscale retail enclaves, on the south side of Fulham Road. Set along a vibrant parade between Sloane Avenue and Sydney Street, the location benefits from an appealing mix of flagship international retailers, and boutique independents, neighbours including Occhio, Ralph Lauren, Tai Ping, Jeeves, Yoso, JANUS et Cie, Poltrona Frau & OKA. South Kensington Underground Station (Piccadilly, Circle and District lines) is within short walking distance, and the area is exceptionally well served by frequent bus routes, and on street parking, ensuring excellent accessibility and strong, consistent visibility.

Accommodation

The accommodation comprises the following areas:

Name	sq ft	sq m	Availability
Basement	400	37.16	Available
Ground	308	28.61	Available
Total	708	65.77	

Financials.

Rent	£65,000 per annum	
Rates Payable	£23,952 per sq ft	
VAT	Not applicable	
Legal Fees	Each party to bear their own costs	
EPC Rating	C (63)	

Terms.

A new lease is available

Description

Clear, column-free open space comprising approximately 708 sq ft across the ground and basement floors, currently fitted to a high-quality specification.

The frontage features security glazing and a reinforced glass entrance door, providing both strong visibility and enhanced security.

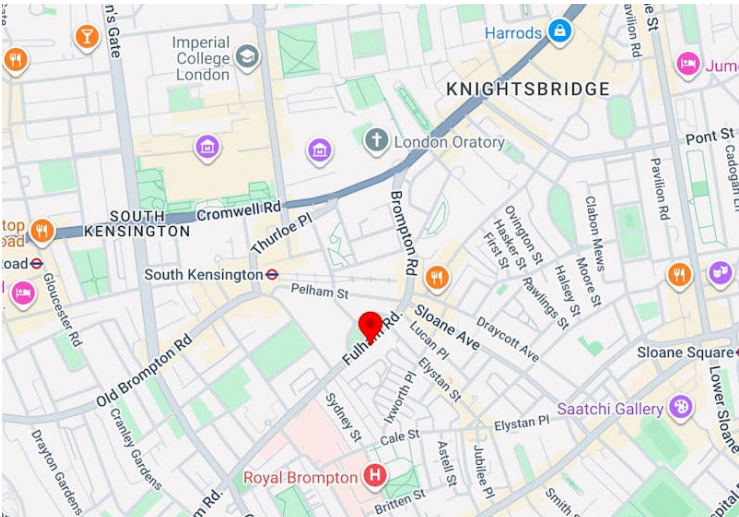
The unit offers an excellent opportunity for an occupier to begin trading with minimal fit-out while still retaining the flexibility to configure the space to suit their specific operational requirements.

Contacts.

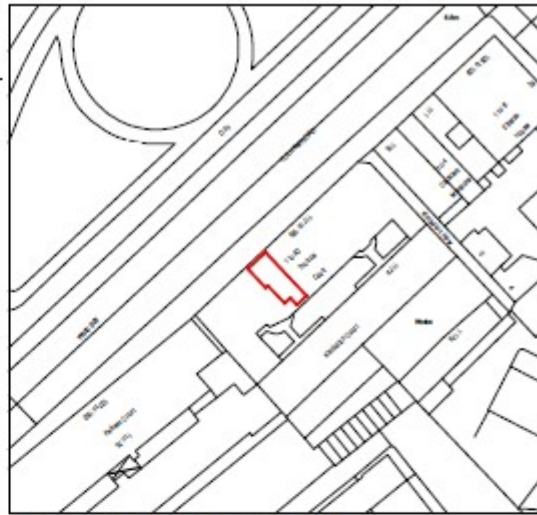
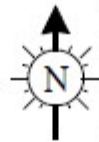
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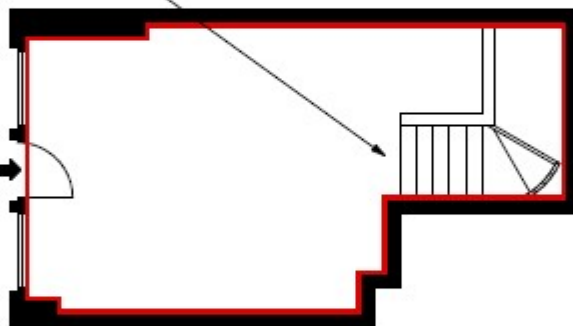
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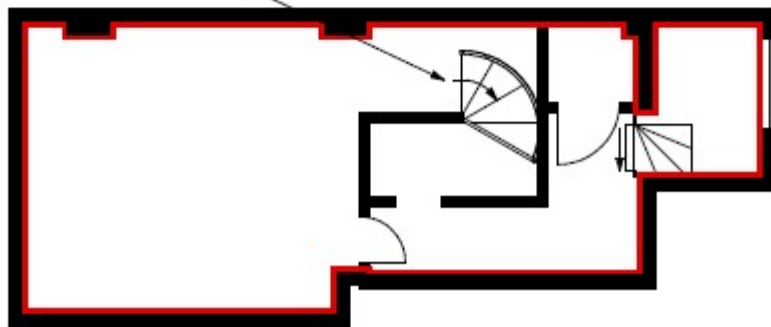
Stairs
Down To
Lower Ground Floor

Entrance
To
Shop

Stairs
Up To
Ground Floor



GROUND FLOOR



LOWER GROUND FLOOR