

**160-162 High Street**

Acton, London, W3 6QZ

Versatile double retail unit in Prime Acton.

1,666 sq ft
(154.78 sq m)

- Expansive former banking premises.
- Delightful rear garden.
- Superb High Street location.
- The property falls within the Use Class E provision.
- Available Immediately.

160-162 High Street, Acton, London, W3 6QZ

Summary

| | |
|-----------------------|-------------------|
| Available Size | 1,666 sq ft |
| Rent | £55,000 per annum |
| Business Rates | Upon Enquiry |
| EPC Rating | Upon enquiry |

Description

Formerly the home of TSB Bank for over a decade, this outstanding retail unit offers an imposing and truly unique opportunity to occupy one of the most prominent buildings on the parade. The interior of the property is split across Ground & Basement floors and provides a versatile template for an occupier to adjust to their requirements. On entry to the premises there is an open former banking hall with multiple ancillary rooms for the sole use of the future occupier. To the rear is a delightful garden that could benefit from some landscaping work to provide a rarely available green space in this bustling suburb of London.

Location

Located in the heart of the exceptionally busy Acton High Street, within close proximity of the new Oaks Shopping Centre and the Acton Saturday Market, this building enjoys one of the most prominent locations on the road. The property is very well connected via public transport, with Acton Central (London Overground) within a 5 minute walk, Acton Main Line Station (Elizabeth Line) and Acton Town Tube Station (District Line and Piccadilly Line) each within 15 minutes. These train lines, plus its excellent bus services, makes it easy to travel to and from anywhere in London. The M4 & A40 motorways are also a short drive away for easy travel by car in and out of London.

Terms

Guide Price: £55,000 subject to contract.

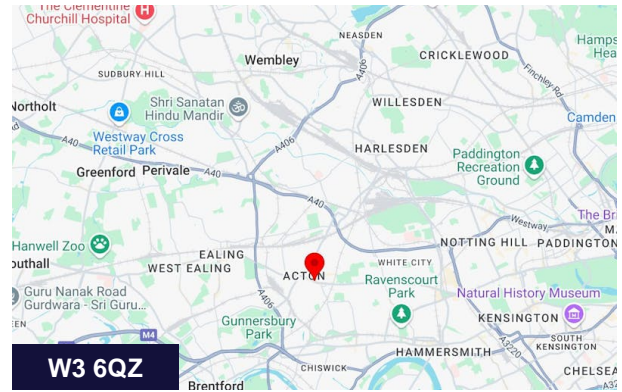
Rateable Value: Interested parties are advised to make their own enquiries with the Local Authority (Ealing Council).

Accommodation: 1,666 sq ft/154.8 sq m.

VAT: Not applicable.

EPC: Available on request.

Viewings: Strictly through the agents, Winkworth Commercial on 020 7355 0285 and made by prior appointment.



Viewing & Further Information



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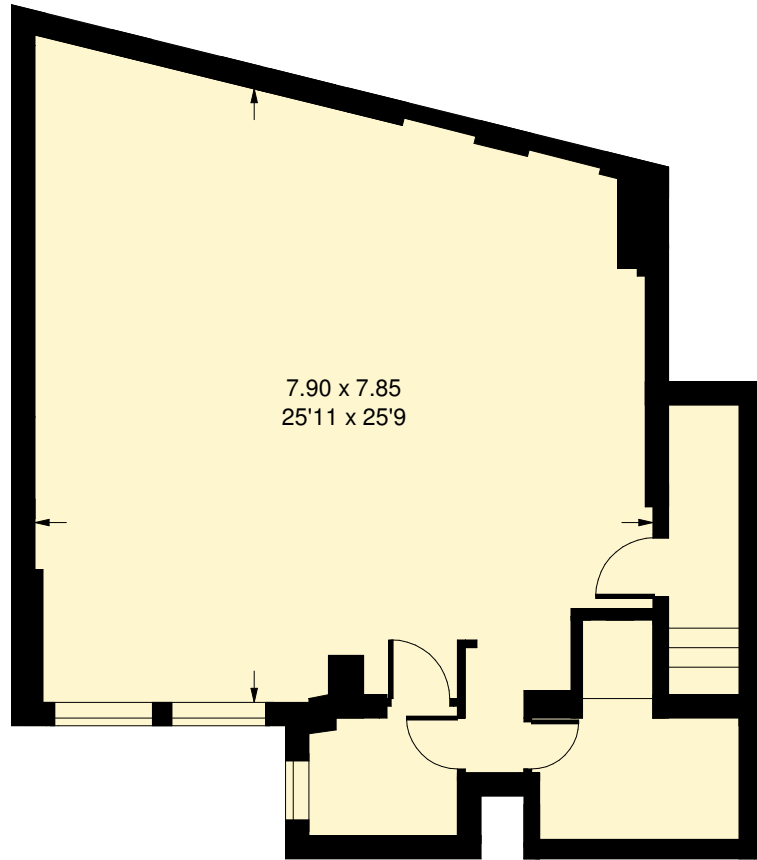
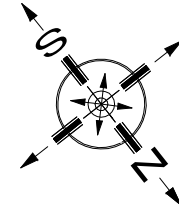
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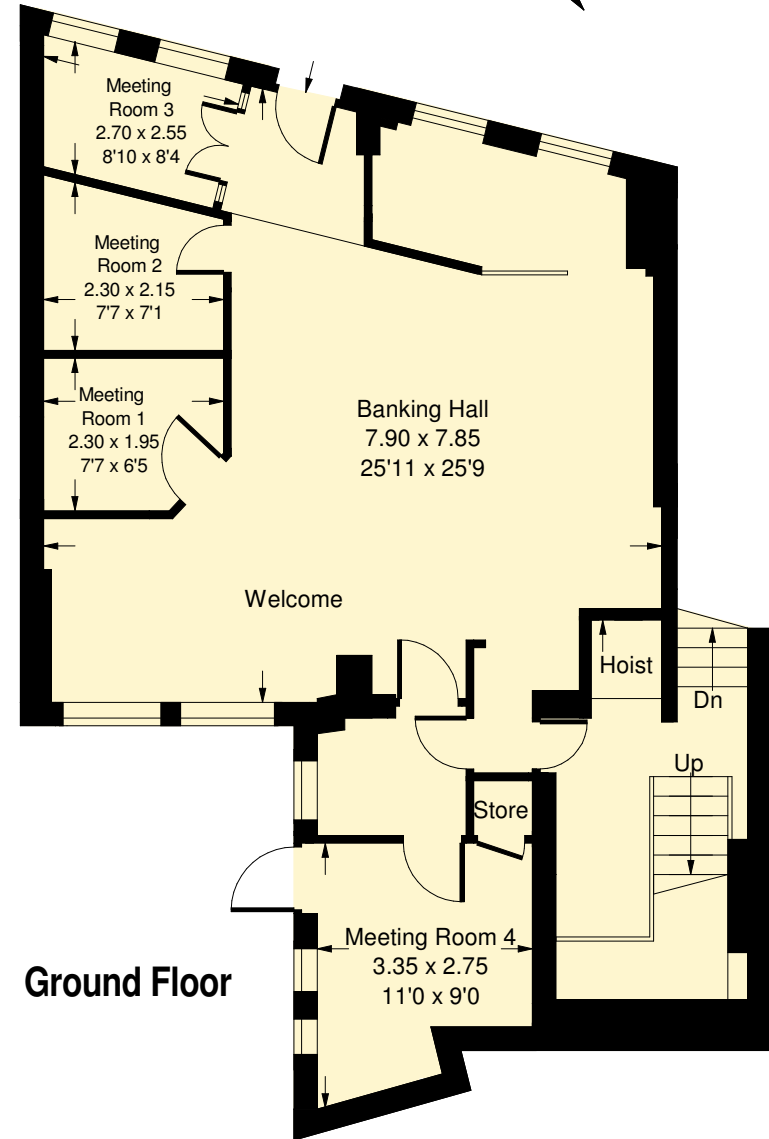
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High Street, W3

Approx Gross Internal Area = 83.4 sq m / 898 sq ft
Basement = 71.4 sq m / 768 sq ft
Total = 154.8 sq m / 1666 sq ft



Basement



Ground Floor

Whilst every attempt has been made to ensure the accuracy of the floor plan, measurements are approximate and not to scale.
No guarantee is given on the total square footage of the property quoted on the plan. Figures given are for guidance.
Plan is for illustration purposes only, not to be used for valuations.