

RETAIL & RESTAURANT **TRACK RECORD**

Acquisitions & Sales - Investments of £1m - £5m in London and the South East



TYDUS TRACK RECORD

Retail and restaurant Investments in London and the South East

ACQUISITIONS



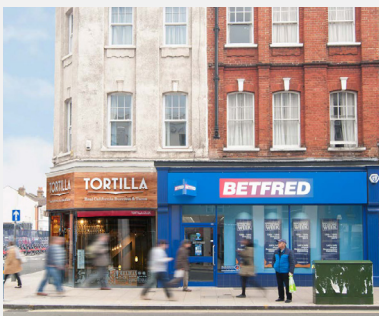
11 Kensington High Street, London, W8

- Prime central London restaurant with ancillary residential accommodation, single let to Roadster California Limited.
- Acquired on behalf of a UK Institution.
- Price: In excess of £4,000,000, 3.85%.



102-106 High Street, Esher, KT10

- Prime restaurant investment let to Cote Restaurants for 19 years.
- Acquired on behalf of clients of a UK institution.
- Price: £2,250,000, 5.12%.



95-97 Putney High Street, London, SW15

- Prime restaurant and retail investment with residential accommodation on the upper floors.
- Acquired on behalf of a private client.
- Price: c£4,400,000, 4.30%.



82 High Street, Wimbledon, SW19

- A prime retail unit in the heart of Wimbledon Village.
- Acquired on behalf of a private client.
- Price: £1,350,000, 4.80%.

ACQUISITIONS

TYDUS TRACK RECORD

Retail and restaurant Investments in London and the South East

ACQUISITIONS



12-14 High Street, Marlow, SL7

- Prime retail investment let to Superdrug with residential accommodation on the upper floors.
- Acquired on behalf of a private client.
- Price: c£3,000,000, 4.50%.



Priory Walk Shopping Centre, Colchester, CO1

- Town centre retail parade comprising 25 units with a total floor area of 60,058 sq ft. Tenants include Sainsbury's, Peacocks, Holland & Barrett and The Gym.
- Acquired on behalf of a private client.
- Price: c£5,000,000, 9.00%.



3 St Peter's Street, Canterbury, CT1

- Prime restaurant investment let to Zizzi for 18 years.
- Acquired on behalf of a private client.
- Price: £2,440,000, 4.25%.



74-76 High Street, Dartford, DA1

- High yielding bar and nightclub investment with longer term development angles.
- Acquired on behalf of a private client.
- Price: £775,000, 8.50%.



34/47 Howardsgate and Osborne House, Welwyn Garden City, AL8

- Prime unbroken retail parade comprising seven units let to include; Halfords, Martin McColl, Scriven & CEX.
- Acquired on behalf of a Local Authority.
- Price: £3,750,000, 7.35%.

ACQUISITIONS

TYDUS TRACK RECORD

Retail and restaurant Investments in London and the South East

SALES



857-859 Fulham Road, London, SW6

- Prime London shop let for 10 years to Roundhouse.
- Sold on behalf of a UK property company.
- Price: £2,060,000, 4.50%.



The Nags Head, 242 Camberwell Road, London, SE5

- Single let pub investment with planning permission to add an additional floor.
- Sold on behalf of a private client.
- Price: £1,100,000, 6.44%.



1-3 East Street, Elephant and Castle, London, SE17

- Vacant restaurant and with planning permission to convert and extend the upper floors into 6 flats.
- Sold on behalf of a private client.
- Price: £1,225,000.



313-315 Kirkdale, Sydenham SE26

- 2 ground floor retail units, within a residential development, let to Sainsbury's and KFH.
- Sold on behalf of a private client.
- Price: £2,600,000, 5.25%.



212-218 Putney Bridge Road, London, SW15

- 2 ground floor retail units within a residential development, let to Laura Ashley and Trinity Hospice.
- Currently selling on behalf of a UK property company.
- Price: £3,615,000, 6.25%.

SALES // SALES

CONTACTS

Jamie Baruch

jamiebaruch@tydusre.com

T: 07889 085112

Ed De Stefano

eddestefano@tydusre.com

T: 07817 638 129

Will Elphinstone

willelphinstone@tydusre.com

T: 07876 131346

Henry Leighton

henryleighton@tydusre.com

T: 07793 726286

www.tydusre.com