

Former School Premises
36 & 38 Mansfield Road

Ilford
IG1 3BD

D1 / D2 use



Property Description

The property comprises two substantial self-contained semi-detached intercommunicating buildings, each arranged over two floors. Both previously occupied as a school.

Location

Situated within Ilford Town centre, with close access to Cranbrook Road (A123) Ilford is well served by a public transport system including Ilford Rail Station (TFL Rail) within a few minutes' walking distance.

Accommodation

The entire property is currently divided into various classrooms, with associated ancillary accommodation, including toilets, lift, etc.

The following net floors areas of accommodation are provided

Ground Floor

approx. 3,950sqft (367sqm)

First Floor

approx. 3,450sqft (320sqm)

Total 7,400sqft (687sqm)

Site Area: 11,300sqft (1,050sqm)

With forecourt Parking

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Use

Interest is invited from occupiers seeking a **D1 or D2 Use** in accordance with the Town & Country Planning Use Classes Order 2017.

The premises were previously used as a school and have the benefit of a D1 Use. D1/ D2 use will also permit the premises to be used for alternative uses including: Clinic, Health Centre, Crèche, Day Nursery, Day Centre, School, Art Gallery, Museum, Library, Halls, Place of Worship, Church Hall, Law Court, or Other Non-Residential Education and Training Centres, Concert Hall, Dance Hall, Gymnasium, or Other Recreational or Indoor Sports Facility.

Terms

Offers invited for the entire premises on either a leasehold or freehold basis, on terms to be agreed.

Local Authority

London Borough of Redbridge

Rateable Value

To be determined

Viewing & Further information

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