

Confidential Lease for Sale



159 Kilburn High Road

London NW6 7HU

Location

The property occupies a prominent location amongst numerous national retailers, including Costa, Poundland, Aldi, Sports Direct and KFC & Subway.

Accommodation

The property is well appointed throughout, with suspended ceilings & air conditioning.

The property has the following approx. dimensions & net floor areas.

Frontage:	25'9"	7.9m
Internal Width:	20'	6.1m
Ground Floor:	875sqft	81sqm

Lease

The premises are held on a proportional FR&I lease inside the Act, for a term of 5 years from July 2017.

Rent

£30,00pax

Premium

Nominal Offers invited

Use

Planning consent granted for A1 or A2.

Rates

Rateable Value	£38,500
Rates Payable (2017/18)	£18.865pa

Legal Costs

Each side is to pay its own legal costs.

Viewing

This is a confidential disposal, no inspection should be carried out without prior arrangement and no approach should be made to any member of staff.

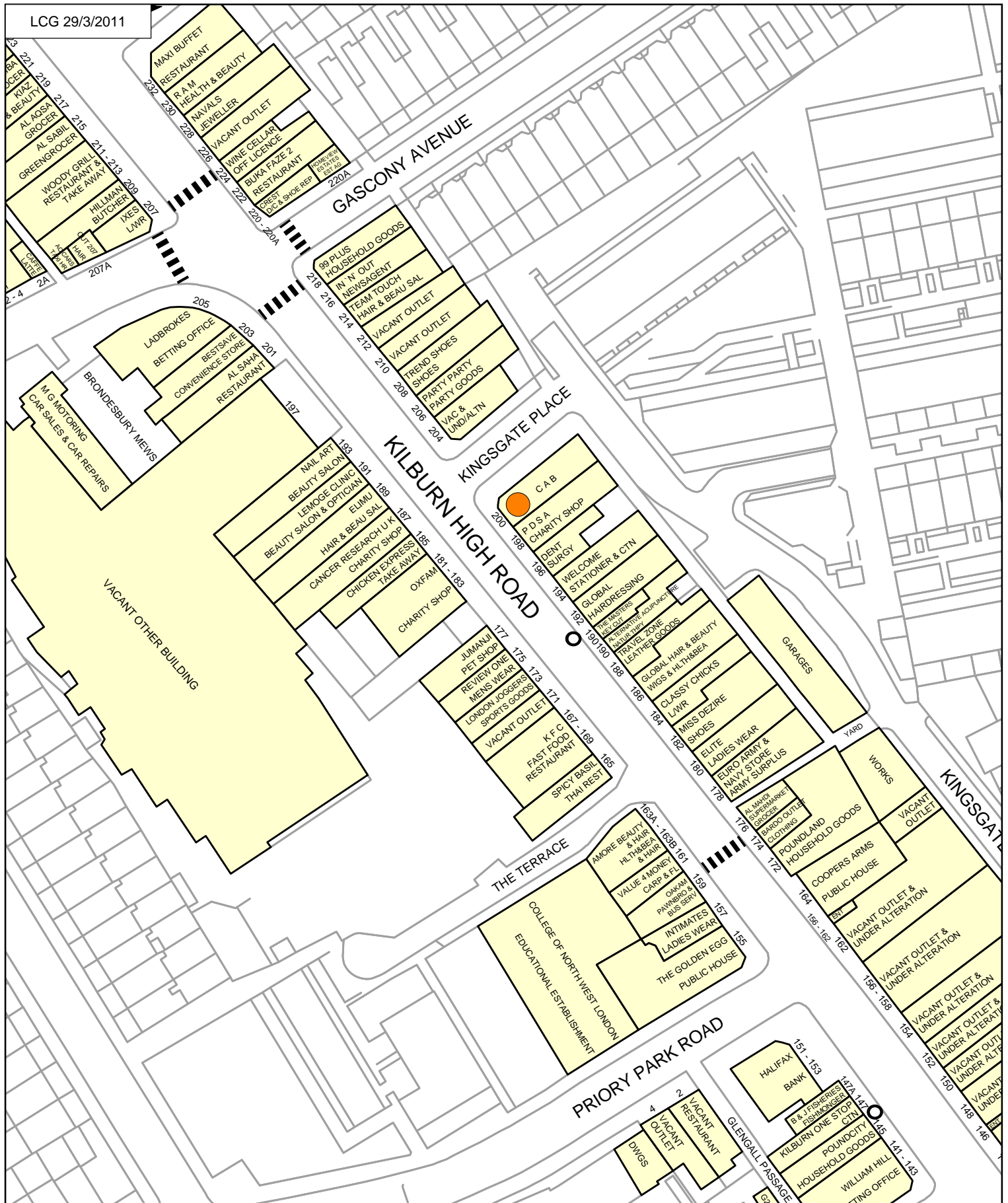
By prior appointment

Trevor Granger 020 7935 6501

tg@lcv.uk.com

Misrepresentation act: the agents and the vendor take no responsibility for any error, misstatement or omission in these details. Measurements are approximate and for guidance only. These particulars do not constitute an offer or contract and members of the agent's firm have no authority to make any representation or warranty in relation to the property.

LCG 29/3/2011



50 metres

goad Network
For more information on our products and services:
www.goadplans.co.uk
0845 6016011
goad.sales@uk.experian.com

COPYRIGHT AND CONFIDENTIALITY NOTICE
2010 Experian Ltd All Rights Reserved

This product includes mapping data licensed from Ordnance Survey © Crown Copyright 2010. Licence number PU 100017316.

Mapping sourced from Ordnance Survey

For full terms & copyright conditions visit www.goadplans.co.uk