

Confidential Lease for Sale



140 High Road Wood Green

London N22 6EP

Location

A prominent retail unit located in High Road, close to The Mall Shopping Centre. Nearby traders include Metro Bank, Foxtons, Coffee Republic, Boots and numerous other traders. Wood Green Underground station is close by.

Accommodation

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

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

Ground Floor:	1,100sqft	102sqm
First Floor:	1,090sqft	101sqm
Second Floor:	380sqft	35sqm

Lease

The premises are held on a proportional FR&I lease inside the Act, for a term of 10 years from June 2010.

New lease, or revisionary lease available

Rent

£52,500pax

Premium

Offers invited

Use

Planning consent granted for A1

Rates

Rateable Value	£69,726
Rates Payable (2017/18)	£34,793pa

Legal Costs

Each side is to pay its own legal costs.

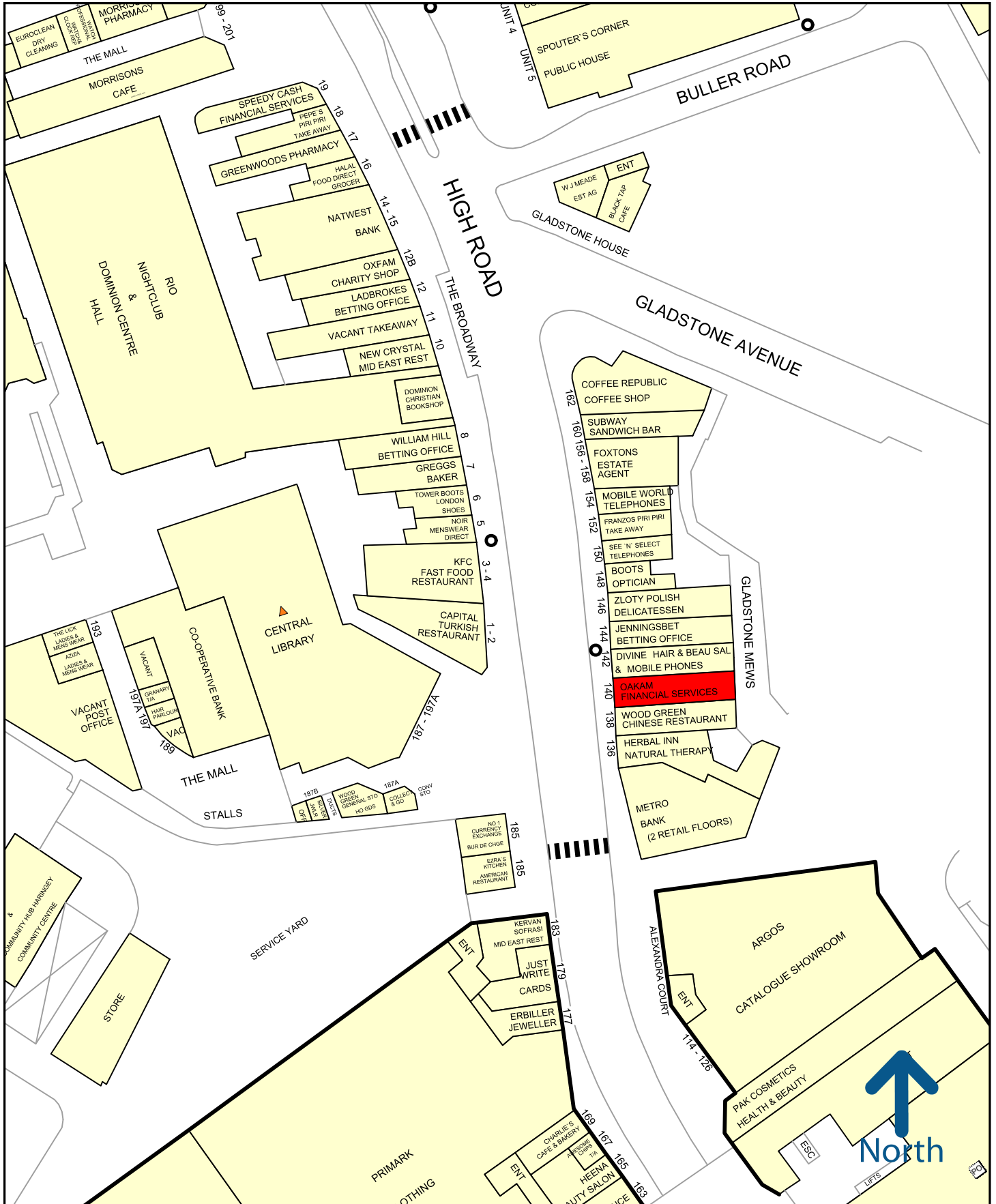
Viewing

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

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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.



Experian Goad Plan Created: 27/04/2018
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