



112 Broadway, Muswell Hill N10 3RU



Area

Ground floor 706 sq ft



Basement

Basement 204 sq ft



Location

Prime position adj to Starbucks



Rent

£70,000 per annum exclusive

LOCATION

The property is situated in the heart of this well known London "Village" immediately adjacent to Starbucks and amongst numerous retailers, restaurants and cafes. There is on street pay and display parking in the vicinity.

DESCRIPTION

The premises are presented in good condition and benefit from Use Class E. Ground floor approx 706 sq ft and basement with full head height approx 250 sq ft. There are two WC's in the basement. Suitable for a variety of occupiers subject to Landlords consent.

TERMS

Available by way of a brand new Full Repairing & Insuring lease for a term to be agreed.

LEGAL COSTS

Each party are to be responsible for their own legal costs incurred in the transaction.

RATES

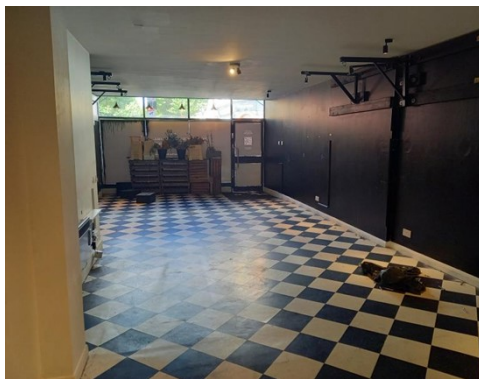
According to the Valuation office the Rateable Value is £34,500. Interested parties are encouraged to make their own enquiries with the London Borough of Haringey.

EPC

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For further information please contact:

hello@obre.co.uk



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