



**127 Kenton Road, Harrow HA3 0AZ**



**Area**

Approx 952 sq ft



**Rent**

£40,000 pax plus VAT



**Location**

Busy main road location



**Tube**

Kenton

## LOCATION

The property is moments away from Kenton Station on a busy parade and in a prominent location. Equidistant between Kingsbury and Harrow Town Centres. There is pay and display parking in the vicinity.

## DESCRIPTION

Benefitting from Use Class E and suitable for a variety of uses subject to Landlord and Local Authority consent, this former Costa Coffee unit has a double frontage and is presented in good order.

## TERMS

Available by way of a brand new effective Full Repairing and insuring lease on terms to be agreed.

## LEGAL COSTS

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

## ADMINISTRATIVE COSTS

Please note we make a reference/administration charge of £180 inclusive of VAT to tenants when an offer is agreed, subject to contract /references.

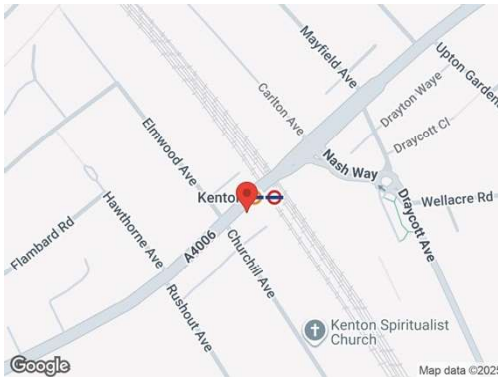
## RATES

Interested parties are encouraged to make their own enquiries with either the Valuation Office or the London Borough of Harrow.

## EPC

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For further information please contact:  
[hello@obre.co.uk](mailto:hello@obre.co.uk)



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