

Undercroft Garages Evesham Walk

Mostyn Road, London, SW9 6PE



To Let

56 Garages within Undercroft

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**AVISON
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Description

The property comprises of an 'L' shaped undercroft beneath a housing block with 56 single up and over garages.

The property is just off Brixton Road (A23) north of Brixton. Stockwell and Oval (underground stations) are within walking distance and is served well by local buses along Brixton Road.

Extensive works will be needed to bring the garages to a useable condition.

Accommodation	Sq M	Sq Ft
Total	1,651	17,771

Areas quoted are approximate.

Terms

The premises are available on a new effective FRI lease for a term to be agreed. The property will be let as seen.

The lease will be contracted outside of Sections 24 and 28 of the Landlord and Tenant Act 1954.

Planning Consent

Interested parties should carry out their own due diligence in this regard.

Rent

£50,000 per annum exclusive

Rent Deposit

A rent deposit equivalent to 6 months' rent is to be paid to the landlord as security and held for the duration of the term.

Supporting Information

Within your offer, please include the following information:

1. Proposed fitting out works and investment.
2. Proposed business use and business plan containing 3 years' financial forecast and track record.
3. A Tenancy Application form which can be requested from the agents.

VAT

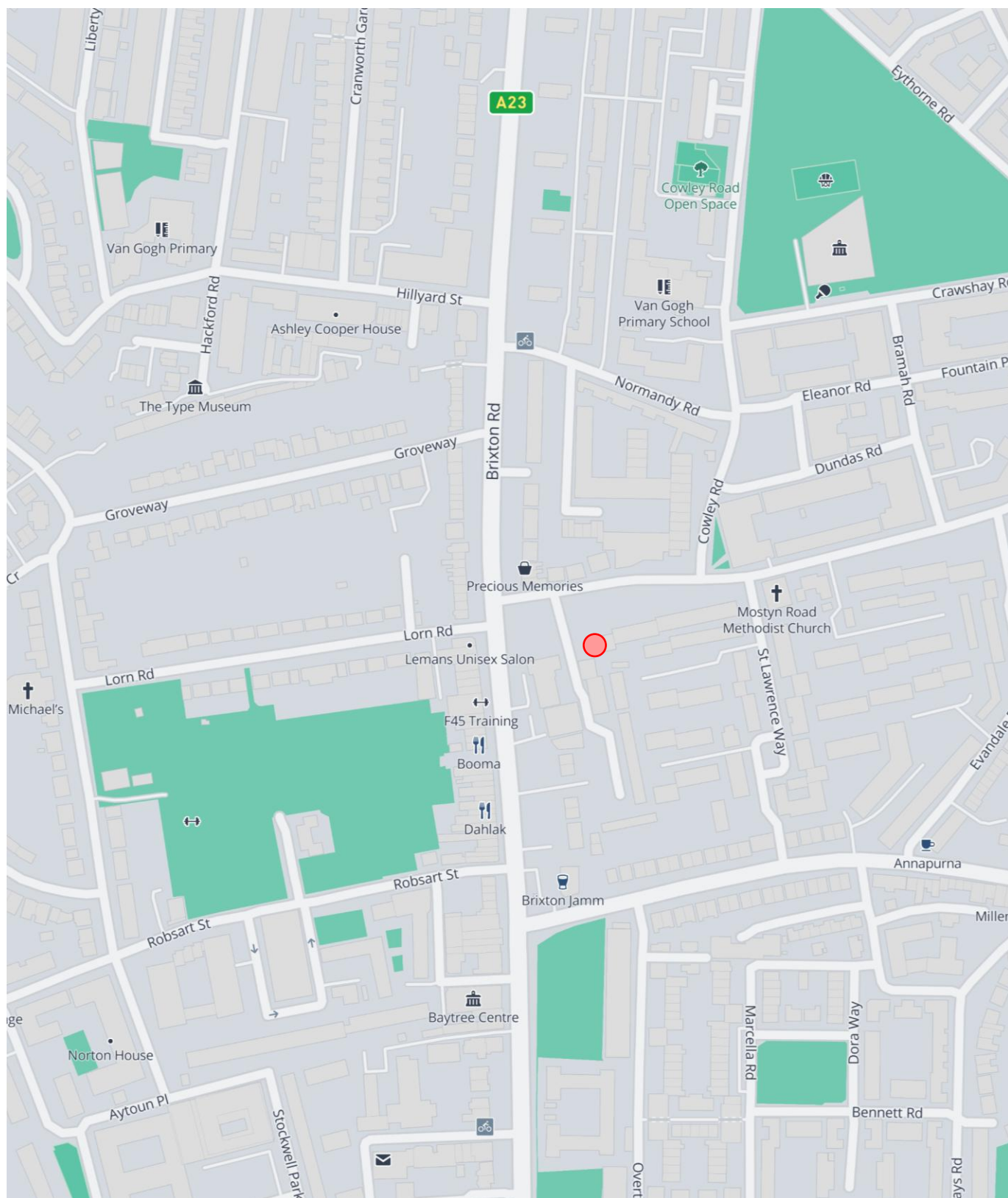
The unit is not elected to tax.

Business Rates

Interested parties should undertake their own due diligence to confirm rates due.

Costs

The incoming tenant shall be required to pay the landlord's legal fees.



Agent Details

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For further information or if you wish to view, please do not hesitate to contact:

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