



£60,000

31 Church Hill Road, East Barnet EN4

Bedrooms : 0

Bathrooms : 0

Reception Rooms : 0

BARBERS SHOP

RENT £8400 PER ANNUM

GOING CONCERN

OPEN 5 DAYS A WEEK

9 YEARS REMAINING

5 STAR GOOGLE REVIEWS

Mantlestates
 2A Church Hill Road, East Barnet, EN4 8TB
 info@mantlestates.com | 0208 275 1555
 Website: <https://mantlestates.com/>



Mantlestates are pleased to offer this Established Traditional men's Barber Shop since 2011 lease for sale. The business is located on a busy main road with the 184 bus route outside, 307 bus 100 meters away & Oakleigh Park train station being a 5-minute walk away. The property is fully equipt with fixtures & fittings & ready to take over. Open 5 Days a week.

SHOP FRONT: 29' 03" x 13' 09" (8.92m x 4.19m)

29'03" > 25'07" x 13'09" Aluminian electric front shutters, aluminian shop front, tiled flooring, wall mirrors, window blind, leather effect sofas x 2, 3 barbers chairs, childrens barber chair, sinks, mirrors.

KITCHEN AREA: 7' 06" x 7' 04" (2.29m x 2.24m)

Hot water boiler, fire escape door.

CLOACK ROOM: 4' 10" x 4' 00" (1.47m x 1.22m)

Window to rear aspect, wash hand basin, low level flush water closet.

OPENING TIMES:

Monday to Friday: 9.00 am - 6.00 pm. Saturday: 8.00 am - 5.00 pm. Wednesday & Sunday CLOSED.

LEASE DETAILS:

9 YEARS REMAINING, Next rent review due 11th August 2026, zero rates.



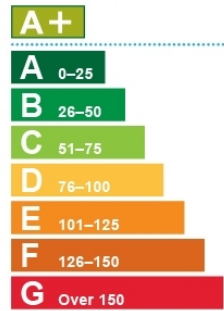
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Energy Performance Asset Rating

More energy efficient



99 This is how energy efficient the building is.

WWW.EPC4U.COM

