



East Barnet Road

East Barnet, EN4 8TF

Asking Rent £25,000 Per annum

Commercial



Welcome to East Barnet Road

East Barnet, EN4 8TF

Aleco Estate Agents are delighted to offer this well-positioned CORNER commercial unit to let, located on the bustling East Barnet Village. Surrounded predominantly by independent businesses, this property presents a fantastic opportunity for a variety of alternative uses, subject to the necessary consents. The premises boasts a large main shop front area, further two rooms and a toilet facilities to the rear, further to the rear is a store room.

Location:

The unit benefits from excellent transport links, with regular bus services passing the property. New Barnet over-ground Station is approximately 0.5 miles away, offering convenient access to Central London and beyond.

Lease Terms:

Term: New 12 year Full Repairing and Insuring (FRI) Lease

Rent Reviews: Every 4 years

Rent: £25,000 per annum exclusive (PAX)

Total floor area: 90 sqm / 979 sqft

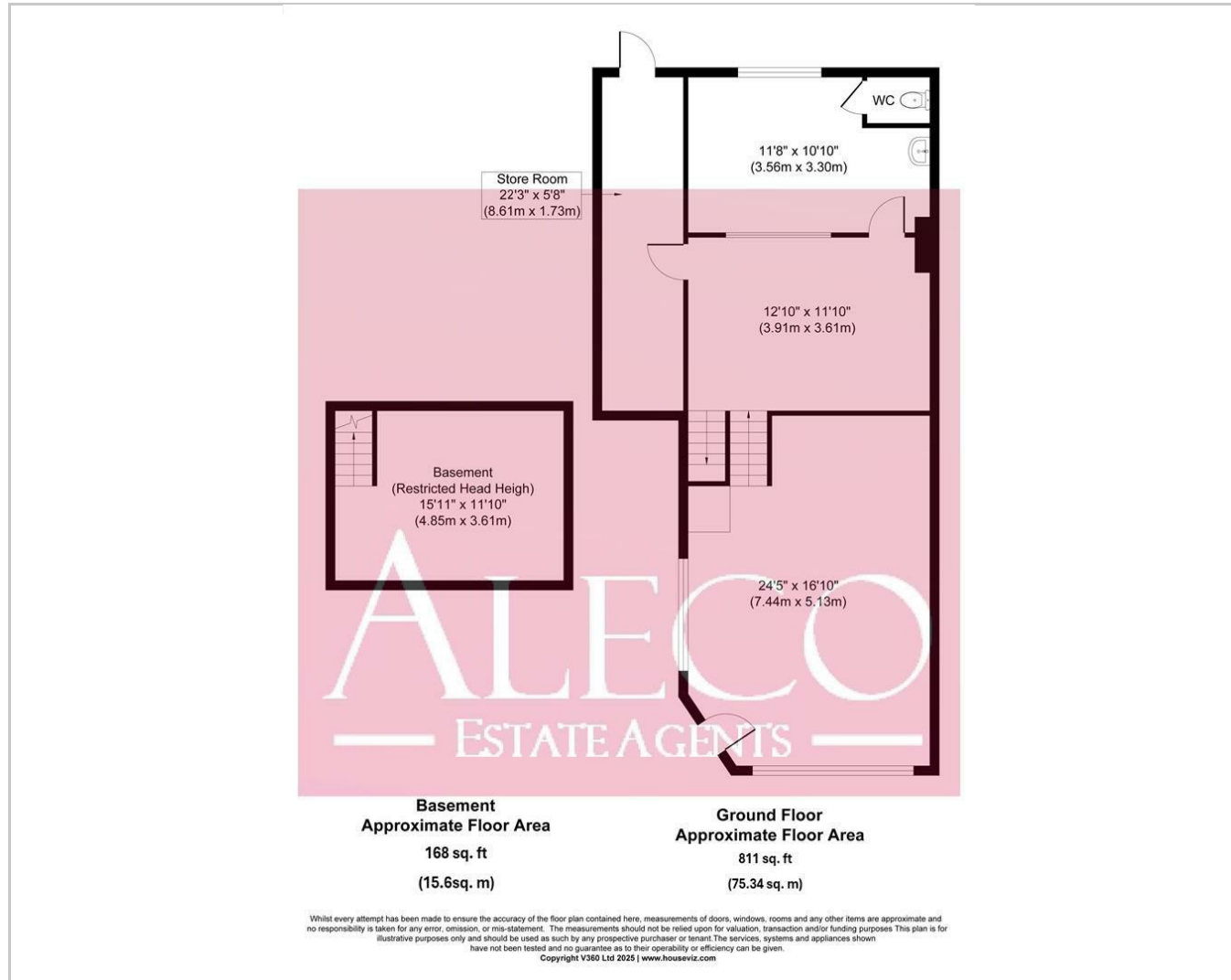
Legal Costs:

The incoming tenant will be responsible for both their own and the landlord's legal fees.

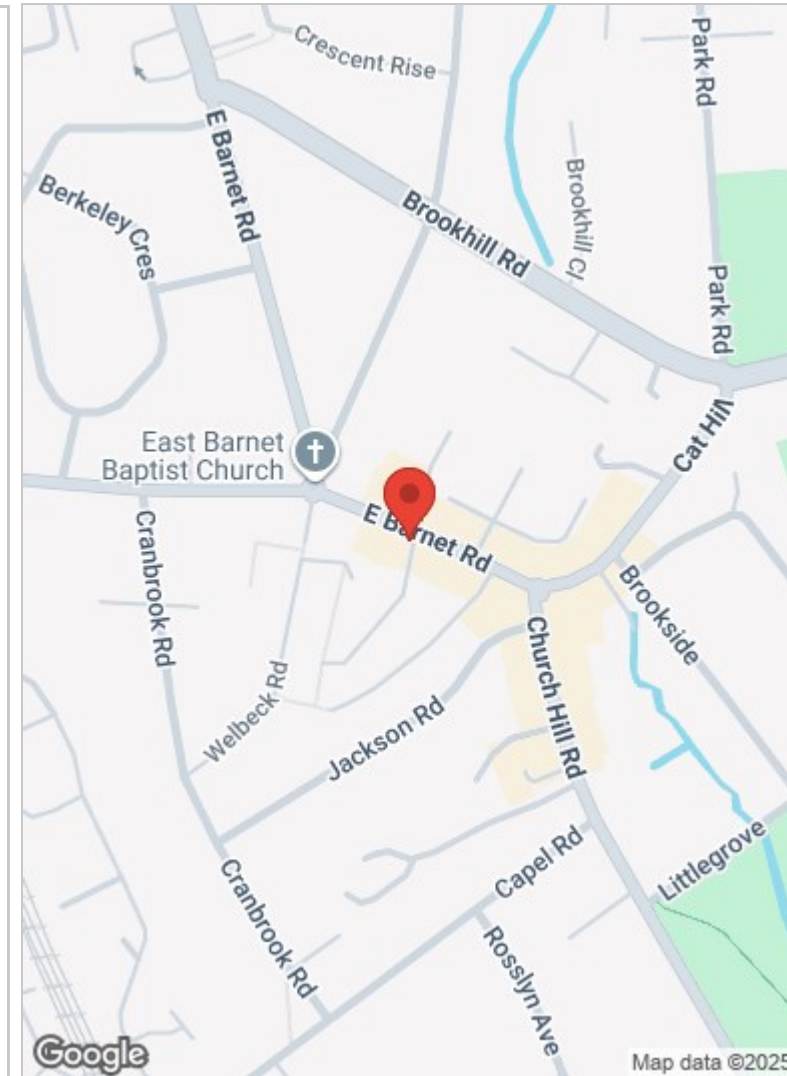




Floor Plan



Area Map



Viewing

Please contact our Aleco Estate Agents Office on 02084498808 if you wish to arrange a viewing appointment for this property or require further information.

These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements of representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. No person in this firm's employment has the authority to make or give any representation or warranty in respect of the property.