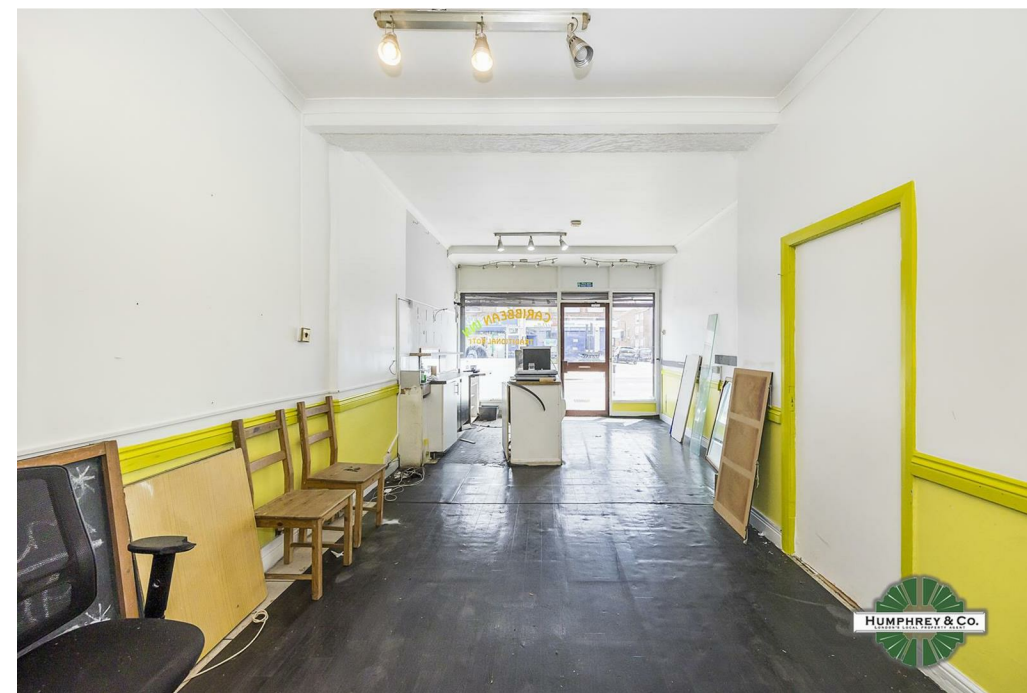


Forest Road

Approximate Gross Internal Area
 Basement = 37.1 sq m / 400 sq ft
 Ground Floor = 57.9 sq m / 624 sq ft
 Total = 95.1 sq m / 1024 sq ft

This plan is for layout guidance only. Not drawn to scale unless stated. Windows and door openings are approximate. Whilst every care is taken in the preparation of this plan, please check all dimensions, shapes and compass bearings before making any decisions reliant upon them.



Directions

Contact

125 Hoe Street
 London
 E17 4RX

E: sales@hcolondon.com

T: 02085 210 755

hcolondon.com



0 Bed
 Commercial
 located in



159 Forest Road

London
E17 6UE

Guide price £280,000

Leasehold



Guide Price £280,000 - £300,000 *

- COMMERCIAL PREMISES FOR SALE
- GREAT LOCATION
- MINUTES AWAY FROM BLACKHORSE STATION
- GROUND FLOOR & BASEMENT
- WITH REAR OUTDOOR SPACE
- NEW LEASE
- RESTRICTED USAGE (NO A3/ restaurants and cafes)
- LEASEHOLD
- GREAT INVESTMENT OPPORTUNITY



Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92 plus) A			
(81-91) B			
(69-80) C			
(55-68) D			
(39-54) E			
(21-38) F			
(1-20) G			
Not energy efficient - higher running costs			
England & Wales		EU Directive 2002/91/EC	

