



PLANNING GRANTED FOR E USE (excluding E(g))

289 KILBURN HIGH ROAD

NW6 7JR

Retail

TO LET

319.30 sq m

(3,436.92 sq ft)

- Would suit Retail, Leisure, Restaurant uses
- Prominent frontage onto Kilburn High Road
- Site with abundance of history
- Ground floor and basement comprising 3,436 sq ft
- Developers shell and core, ready for tenant to fit out

Summary

Available Size	319.30 sq m
Rent	£75,000 per annum
EPC Rating	Upon Enquiry

Description

This brand new mixed use development comprises basement and ground floor space ready for occupation.

The basement and ground floors are completed to developers shell and core, ready for a tenant to undertake their own bespoke fit out.

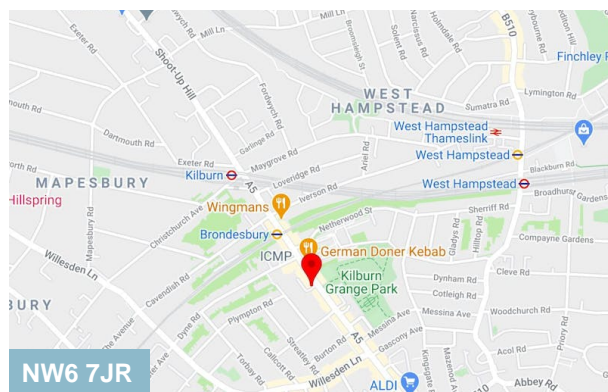
Accommodation

The accommodation comprises of the following

Name	sq ft	sq m	Availability
Basement	1,996.71	185.50	Available
Ground	1,440.21	133.80	Available
Total	3,436.92	319.30	

Terms

Generous incentives available for established operators with a proven track record.



Viewing & Further Information



Peter Wilson

0207 4439862 | 07896678182

peter@dutchanddutch.com

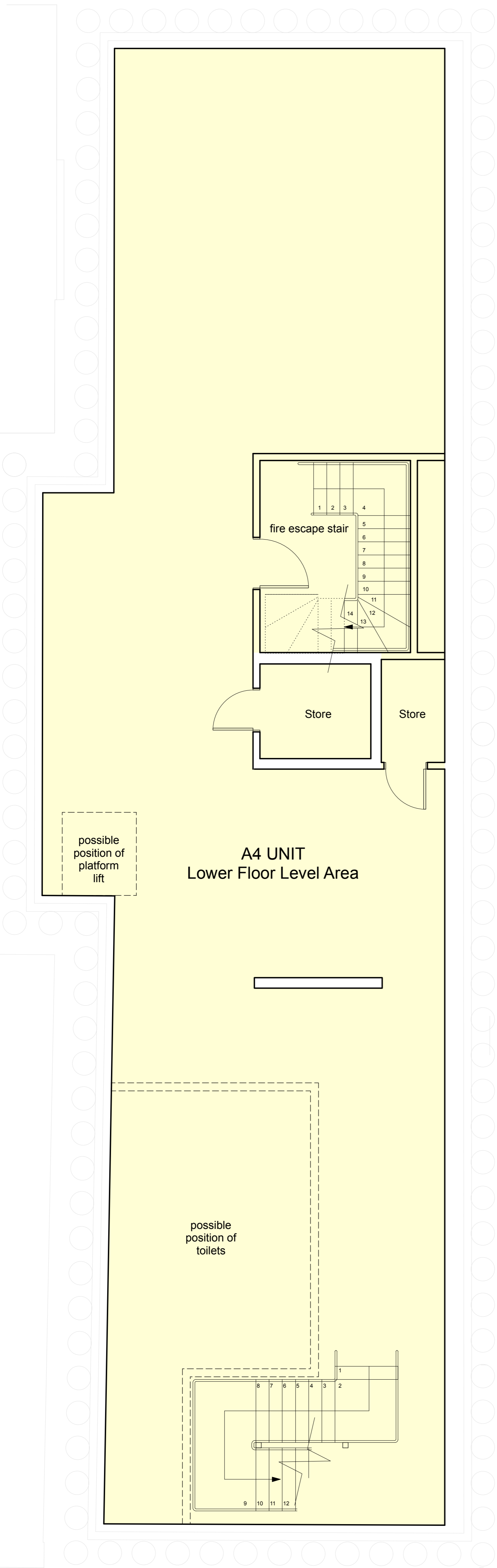


Jack Ezekiel

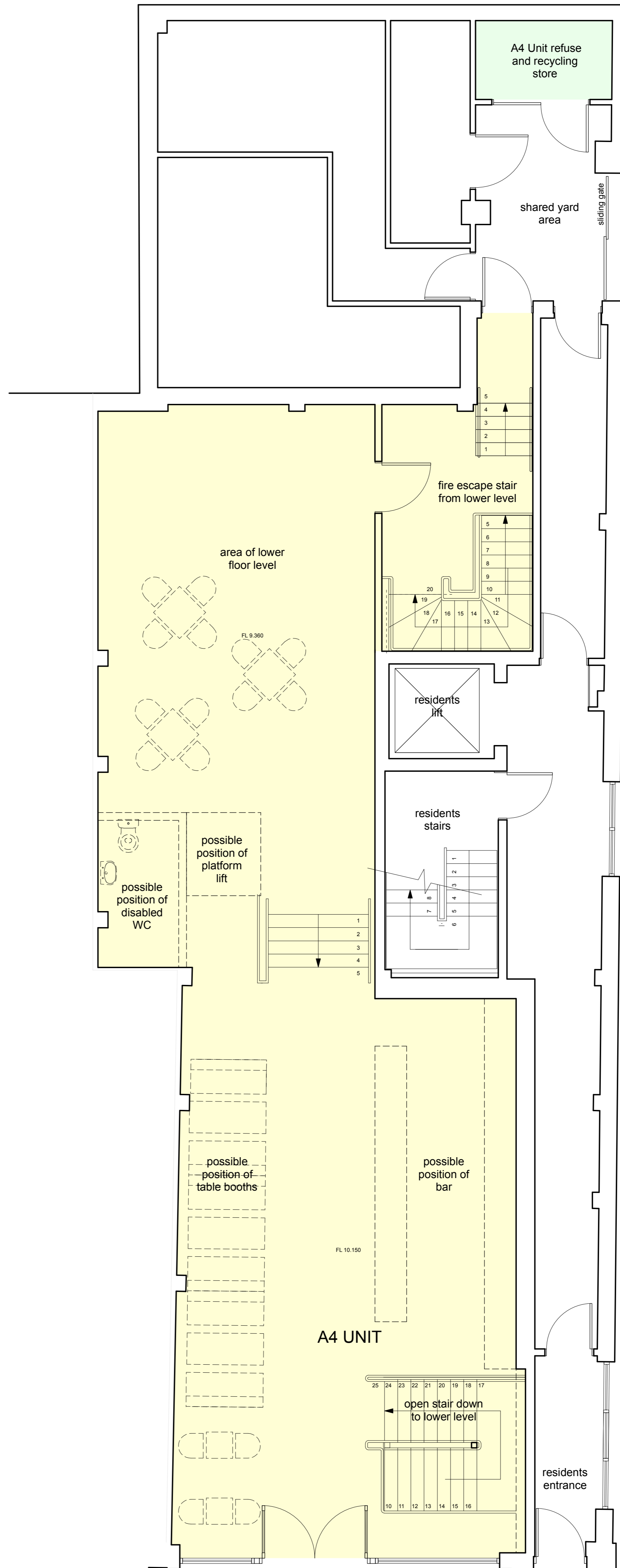
02074439867 | 07572346013

jack@dutchanddutch.com

[More properties @ dutchanddutch.com](https://www.dutchanddutch.com)



Lower Floor Level Plan
Area 185m2



Ground Floor Plan
Area 142m2

DRAKES COURTYARD
ACCESS ROAD

KILBURN HIGH ROAD

289 Kilburn High Road
London
NW6 7JR

REV	DESCRIPTION	DATE	CHECKED
DB		Dec 20	
DRAWING No. 0502-A4 Unit-01			SHEET SIZE A1