



78 PRETORIA ROAD NORTH LONDON, N18 1SP

£4,500,000
FREEHOLD

Located on Pretoria Road North in Edmonton, London, this impressive property offers a unique opportunity for those seeking a substantial warehouse space. The building boasts a rich history and has been thoughtfully designed to accommodate a variety of needs.

The property features six distinct units, each varying in size, already tenanted, generating total income of £301,850. The generous warehouse space allows for numerous possibilities, whether for storage, manufacturing, or distribution purposes.

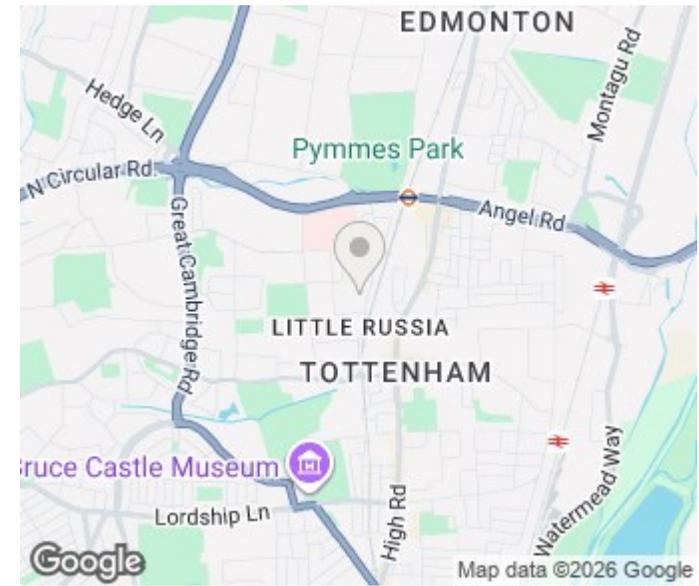
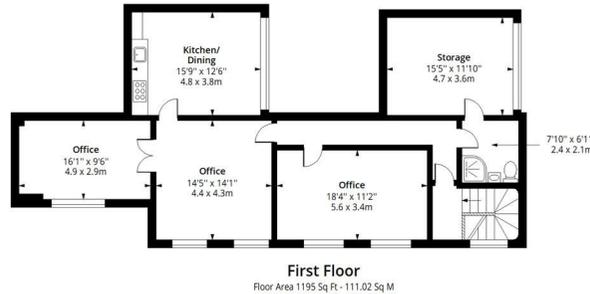
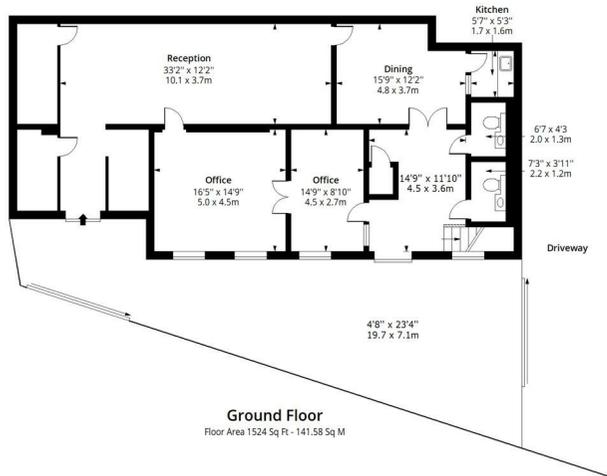
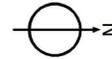
Situated in a great location, this property benefits from excellent transport links and accessibility, making it convenient for both clients and employees. The surrounding area is vibrant and well-connected, ensuring that your business can thrive in this bustling part of London.



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Pretoria Road North N18

Approx. Gross Internal Area 2719 Sq Ft - 252.60 Sq M



Measured according to RICS IPMS2. Floor plan is for illustrative purposes only and is not to scale. Every attempt has been made to ensure the accuracy of the floor plan shown, however all measurements, fixtures, fittings and data shown are an approximate interpretation for illustrative purposes only. 1 sq m = 10.76 sq feet.

lpaplus.com

Date: 11/2/2026

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	

Agents Note: Whilst every care has been taken to prepare these particulars, they are for guidance purposes only. All measurements are approximate and are for general guidance purposes only and whilst every care has been taken to ensure their accuracy, they should not be relied upon and potential buyers/tenants are advised to recheck the measurements

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