

TO LET Commercial Space

205 Regents Park Road
London N3 3LN



CONTACT

Richard Curry
07876 747146
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Mark Frostick
07785 522958
mark.frostick@rapleys.com

Automotive or retail unit available to let
subject to planning

Prominent corner location on busy road

374.43 sq m (4,030 sq ft)

Rent £90,000 per annum exclusive

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Location

The property is prominently situated on the corner of Regents Park Road (A598) and North Crescent forming part of a parade of local neighbourhood shops. Regents Park Road is a busy road linking the North Circular Road to Finchley Central.

Description

The property comprises a ground floor unit currently used as a car showroom with rear parking for 4 vehicles. The accommodation is L-shaped providing both front and rear showroom areas.

Accommodation

The property comprises the following approximate floor area:

	m	ft
Frontage to Regents Park Road	7.5	25
Frontage to North Crescent	31.5	103
	Sq m	Sq ft
Total	374.43	4,030

Note: We have been unable to gain access to the property to undertake formal measurements. The figures provided have been taken from the standard GIA and must be verified by interested parties.

Terms

The property is available to let on a new lease, for a term to be agreed, on effective FRI terms subject to periodic rent reviews.

Rent

£90,000 per annum exclusive.

Planning

We understand that the property currently has a Sui Generis use, therefore applicants will need planning permission for any other use.

Rating

Interested parties are advised to make their own enquiries to the local authority regarding the rates liability and any reliefs that may be available. Further information is also available on www.2010.voa.gov.uk.

Energy Performance

Energy Performance Asset Rating: D.

Legal Costs

Each party is to be responsible for their own legal costs incurred in this transaction.

Viewing

Strictly by appointment through sole agent.

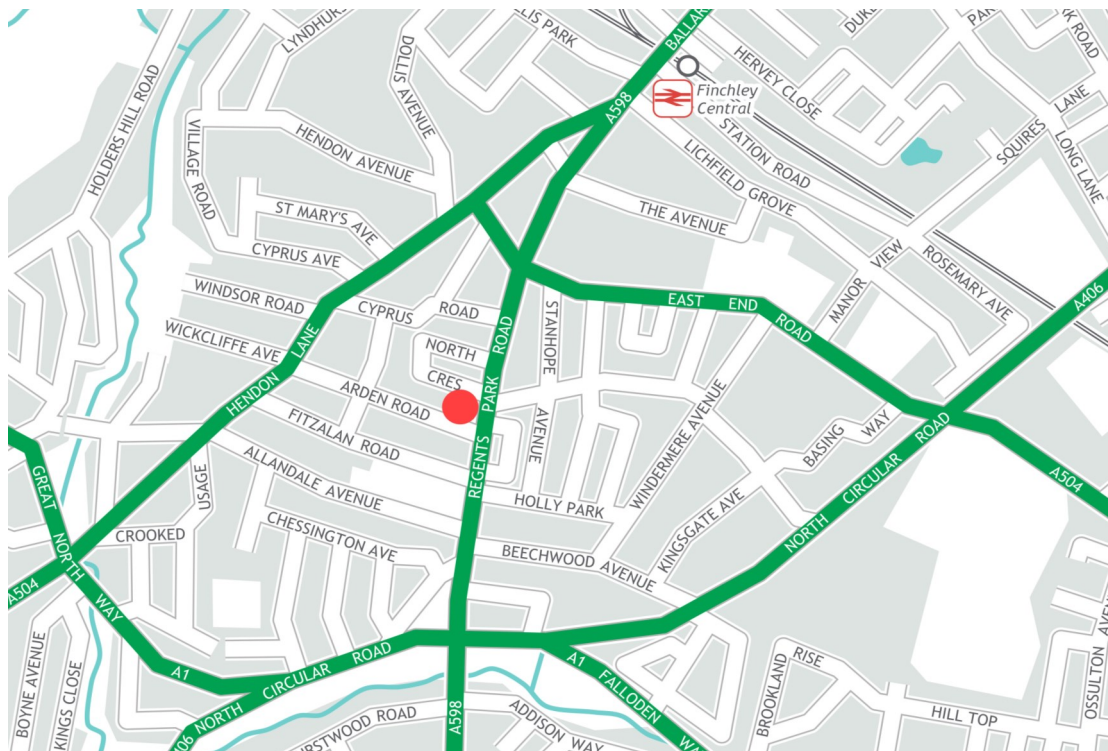
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