

HUMMERSTONE & HAWKINS

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SMALL RETAIL / OFFICE PREMISES TO LET



Well decorated 'E' class premises available to let.

Total retail floor area of approximately 140sq ft.

Located within an established shopping parade.

Located opposite Slade Green train station.

Suitable for office space / hair / beauty businesses.

Available on a new lease for minimum term of 5 years.

35A Forest Road

Slade Green

DA8 2NU

Tenure - TO LET

Rental - £8,500pa

Hummerstone & Hawkins
0208 303 1061

LOCATION:

The subject property is located at the end of a small shopping parade opposite Slade Green Train Station. Other business within the parade include a Londis Convenience Store, Pharmacy, Newsagents, Café and Chinese Take Away.

DESCRIPTION:

The main retail area is approximately 140sq.ft. To the left-hand side of the retail area is a door through to a hallway which has doors to a small store area plus a WC,

TENURE:

The premises are available by way of a new full repairing and insuring lease and at a commencing rental of £8,500 per annum.

The rent will increase to £9,000 per annum at the end of year 3.

EPC:**RATES:**

We understand that the premises is exempt from paying business rates. Interested parties are advised to make their own enquiries with the relevant council.

LEGAL FEES:

Each party are to be responsible for their own legal costs

VIEWING ARRANGEMENTS:

No direct approach may be made to the property / business. For an appointment to view, please contact the agent.

Hummerstone & Hawkins T: 0208 303 1061