

## Finchley Road, London £22,000 Per Annum Subject to contract

Greenstone is proud to present this large open retail space, available for a variety of uses

A prime location within one of London's most affluent areas

Circa 43.22 square meters

Lease: Guaranteed Renewable Lease (Current Term Expires 2026)

Business Rates: Rateable Value £18,250 (Under £6,000 payable per year)

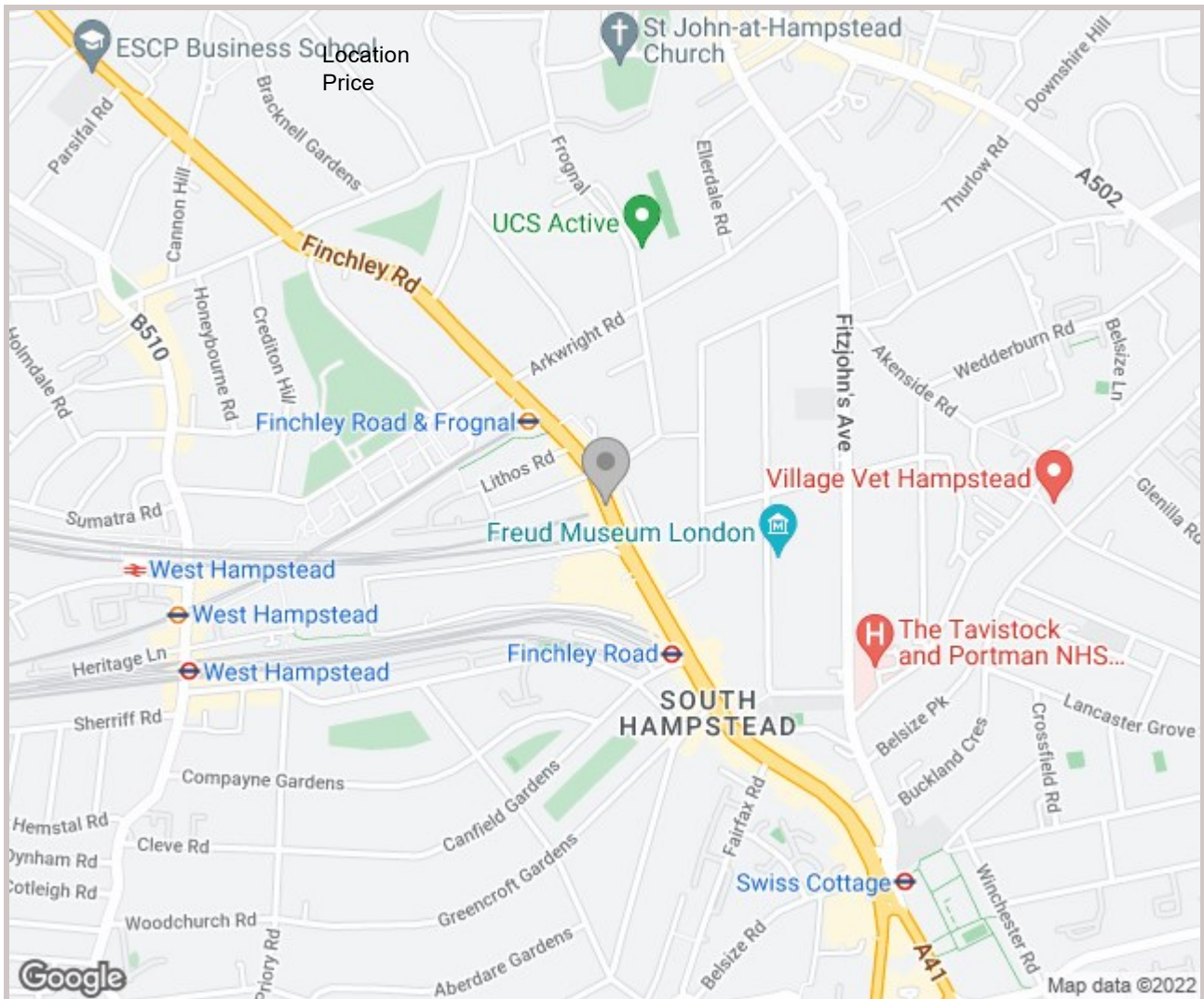
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## Property Overview

### Local Area:

The Finchley Road itself is one of London's main arterial roads, which brings fabulous transport connections and a bustling high street. Surrounded by the affluent residents of Hampstead, Frognal & Swiss Cottage, the quality of footfall is second to none

- Highly Visible Unit
- All Uses / Concepts Considered
- Renewable Lease
- Great Transport Links
- Great Shop Front
- Available For Immediate Occupation
- Low Rent
- New Companies / Business's Welcome
- Must See



IMPORTANT NOTICE: All of the information is intended only as a guide to a prospective purchaser and does not constitute any part of an offer or contract. Any measurements or distances referred to herein are approximate only. Any information contained herein (whether in the text, plans or photographs) is given in good faith and cannot be relied upon as being a statement or representation of fact. Should you proceed with the purchase of the property, your solicitor must verify these details. We have not carried out a detailed survey nor tested the services, appliances and specific fittings. In accordance with current legislation we would advise you that the measurements on these particulars are imperial. The formula for conversion to metric is as follows: 1' (one foot) = 30.4cm (centimetres), 1m (one metre) = 3'29 (feet).