

A.



AVAILABLE - TO LET/FOR SALE

218 Woodhouse Road, London N12 0RS

Ground floor Class E premises, 618 sq ft (57.4 sq m)

Rent - £19,000 pax

Sale price - £275,000

All enquiries to

0203 576 3331

Assemblycre.co.uk

Assembly.
Commercial Real Estate

218 Woodhouse Road, London N12 0RS

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Location

The property is located on Woodhouse Road, at the junction with Short Way, in North London. Locally, the area is predominately residential, with commercial dotted along the road. Nearby amenities include: The Compton School, Coppetts Local Nature Reserve, Woodhouse College and Tesco Express.

Description

The unit is currently arranged as a ground floor unit sitting on a corner position, which has been split up via non structural partitioned walls. These can be removed if an occupier wishes, subject to landlord's consent.

Rent £19,000 per annum exclusive

Terms Available to lease on a new full repairing and insuring lease for a term to be agreed.

Alternatively, the freeholder will consider selling the virtual freehold (999 years long leasehold of the ground floor)

Sale Price Offers in the region of £275,000

Business Rates No business rates payable.

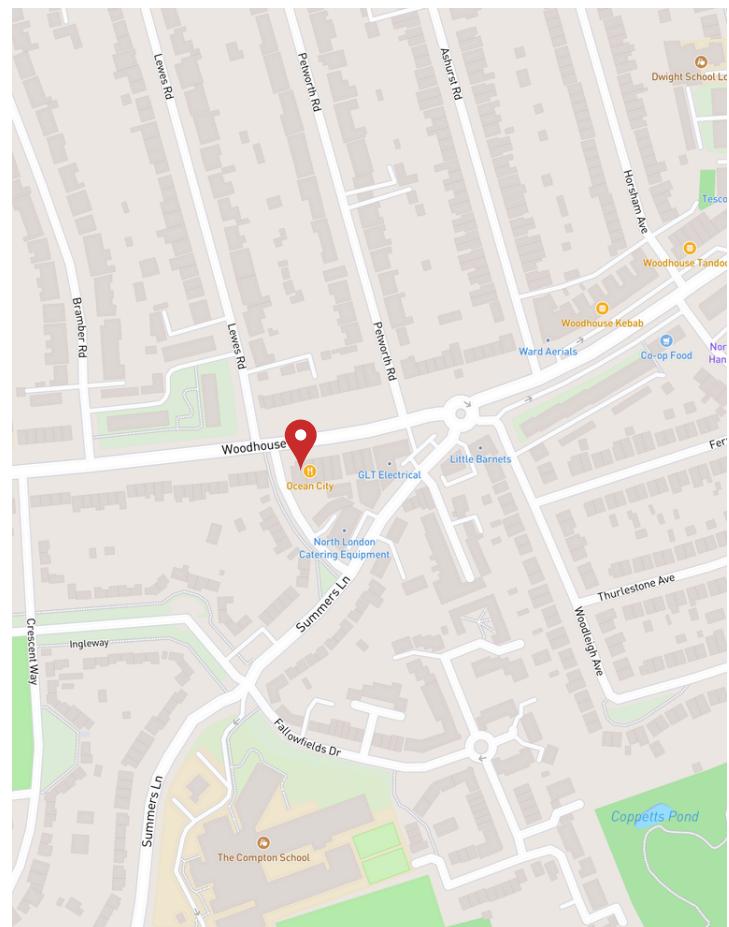
Building Type Class E use

VAT The premises are elected for VAT

EPC Rating C-63

Size

Ground floor - 618 sq ft (57.4 sq m)



Contact Owners Sole Agents

Assembly CRE

020 3576 3331

www.assemblycre.co.uk

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These particulars do not constitute an offer or contract. Applicants should satisfy themselves as to the correctness of the details.

Value added tax may be payable on rents, prices or premiums. Photographs are for illustration only and may depict items which are not included in the sale of the property.