

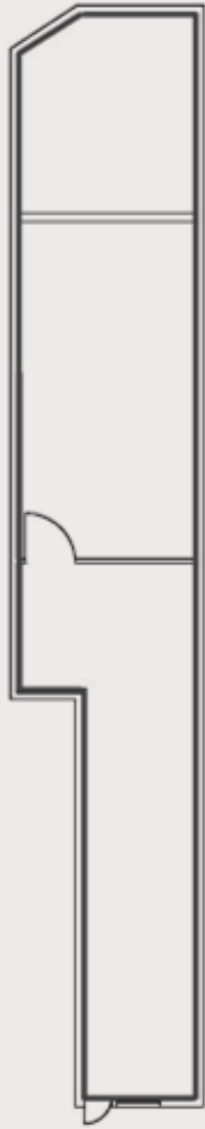
RESTAURANT / CLASS 'E' UNIT TO LET

75 Old Church Road, Chingford Mount, London, E4 6ST



Ideally Suited to Restaurant/Takeaway/Retail/Office Uses
904 sq ft (83.98 sq m)





OLD CHURCH ROAD

904 SQ FT



LOCATION

The Property is located on Old Church Road, which is a busy local high street in Chingford Mount with a diverse array of offerings nearby including Dominos Pizza, Barnardo's and Costa.

DESCRIPTION

The property comprises open plan accommodation entirely over ground floor, measuring approximately 904 sq ft. The property was formerly operated as a restaurant/takeaway and there are two extraction hoods/flues and cold stores in situ. There is also rear access.

USE

Permitted for use as retail, restaurant, office, medical or any other use within Class E of the Use Class Order 2020.

LEASE

A new Fully Repairing & Insuring lease is available direct from the landlord, for a term to be agreed, subject to Vacant Possession.

RENT

£24,000 per annum exclusive of all other outgoings

RATES

The business rates payable are yet to be assessed. All interested parties are advised to contact the Valuation Office Agency for more info.

SERVICE CHARGE

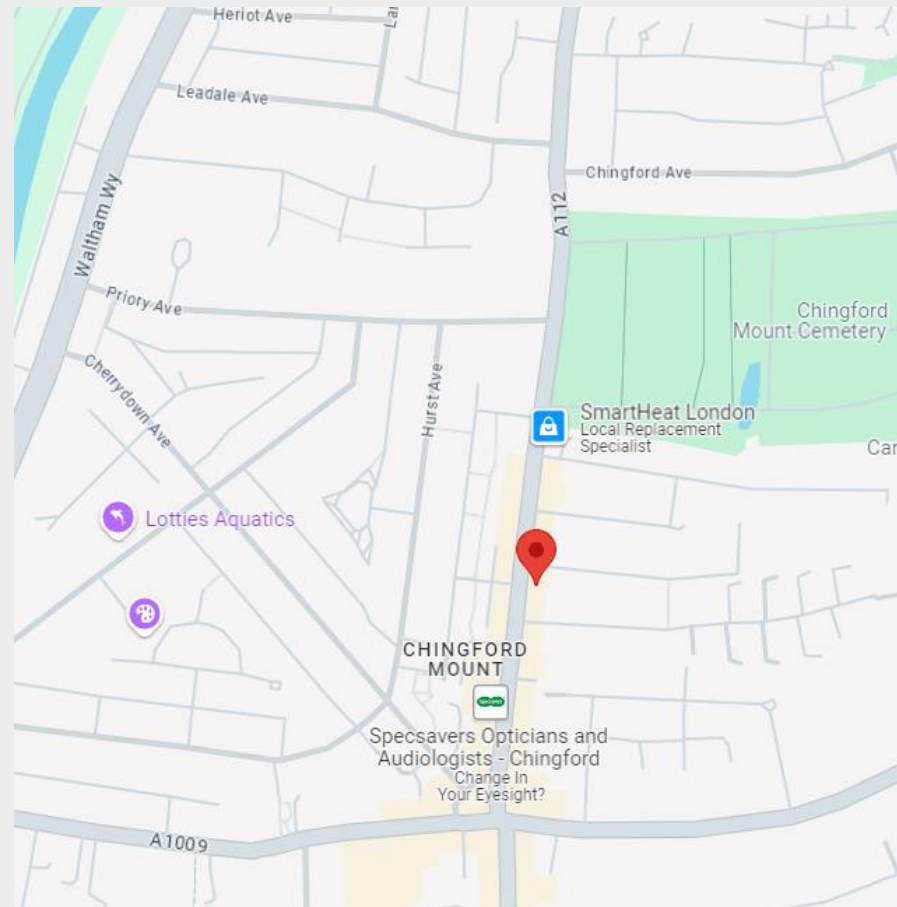
Service Charge & Building Insurance is payable – details on request.

VAT

Not applicable.

EPC

Available upon request – Rated E.



For further information or to arrange a viewing, please contact:

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