

108 HIGH ROAD WOOD GREEN

N22 6HE

bf.

brasierfreeth.com

Prime Restaurant Lease Available

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NEARBY OCCUPIERS INCLUDE:

- Wingstop
- Wendy's
- Five Guys
- Slim Chickens

LOCATION

Prime location on the High Road located near the entrance to The Mall Shopping Centre with adjacent occupiers including Wingstop, Wendy's, Five Guys, Pret A Manger, ITSU, Chaiwallah and Costa.

DESCRIPTION

The property comprises a prime fitted restaurant for sale in Wood Green benefitting 70 covers and full extraction.

ACCOMMODATION

The premises comprise the following floor areas:

Floor	Size Sq.m	Size Sq.ft
Ground Floor	176.52	1,900
Basement Ancillary	102.19	1,100
TOTAL	330.19	3,000

Retail Opportunity
TO LET



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LEASE

Term of 15 years (ex act) expiring 8th August 2036 (11 years unexpired) with rent reviews in Aug 2026 & 2031.

PASSING RENT

£125,000 per annum exclusive.

EPC

An EPC has been commissioned and is awaited

PREMIUM

On application. A premium is sought for the benefit of the lease, fixtures, fittings & equipment.

BUSINESS RATES

The Valuation Office Agency website shows a Rateable Value from 1 April 2026 of £93,000.

For rates payable please refer to the Local Charging Authority, London Borough of Haringey - 020 8489 1000.

LEGAL COSTS

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

Retail Opportunity

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CONTACT

GET IN TOUCH

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