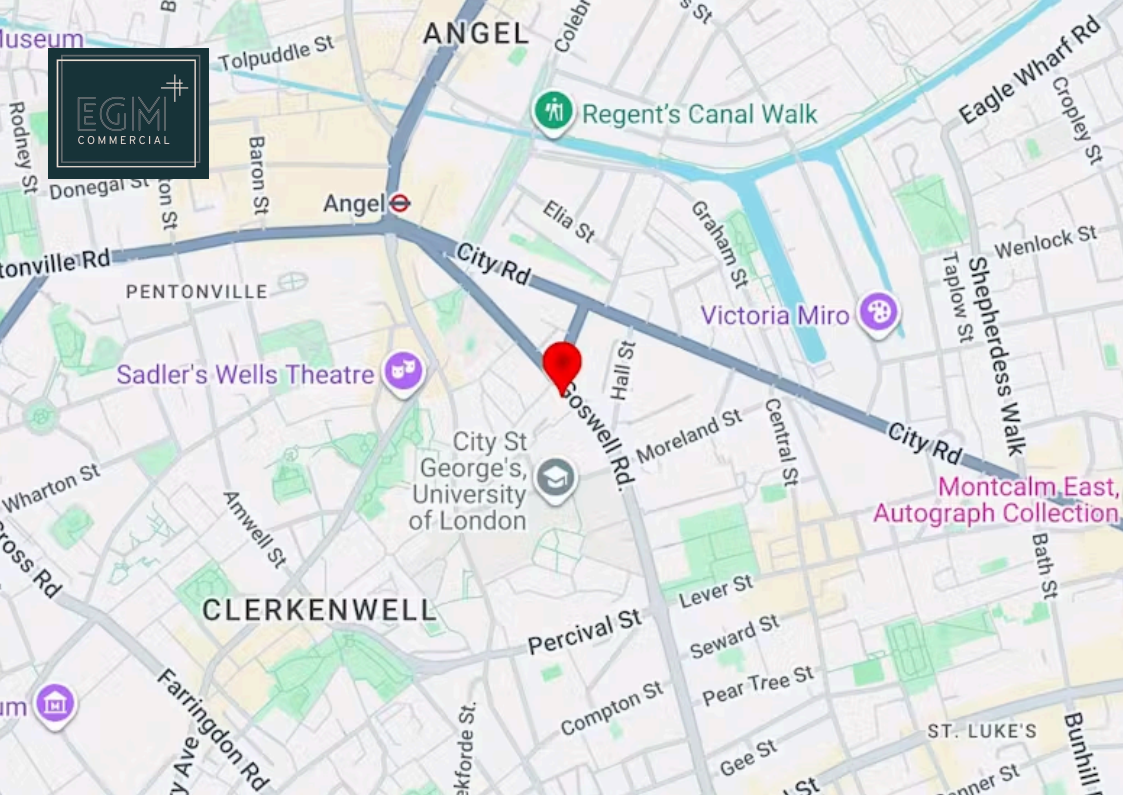


249 Goswell Road, London, EC1V 7JD
Retail To Let | £33,000 per annum | 971.92 sq ft
Prime Retail Space TO LET



Description

EGM Commercial is pleased to bring to the market this well-presented commercial unit on Goswell Road, London EC1V.

Ideally positioned in the heart of Central London, this versatile property is suitable for retail, beauty salon, office, or a range of other service-based businesses, subject to obtaining the necessary planning permissions and consents.

The property offers flexible ground floor and basement accommodation with toilet facilities. Electricity and gas are already connected, enabling a straightforward fit-out for incoming occupiers.

Location

Located in the vibrant Clerkenwell area, the property enjoys a prominent position on Goswell Road with excellent levels of passing footfall. It is just a short walk from City University and nearby bus routes, while Angel Station is easily accessible, providing excellent transport connections across London. Surrounded by a mix of established businesses, cafés, restaurants, and residential developments, this thriving location offers an excellent opportunity for businesses looking to establish themselves in a well-connected and high-demand commercial area

Specifications

- Prime location
- Return frontage
- Great natural light
- W.C.
- Kitchen
- Open plan space
- Minutes walk to Angel Station

Summary

- Rent: £33,000 per annum

Further information

- [View details on our website](#)
- [View Microsite](#)

Contact & Viewings



Effi Grussgott
07572 125 096
effi@egmcommercial.co.uk

The above information contained within this email is sent subject to contract without prejudice. These particulars are for general information only and do not constitute any part of an offer or contract. All statements contained therein are made without responsibility on the part of the vendors or lessors and are not to be relied upon as statement or representation of fact. Intending purchasers or lessees must satisfy themselves, by inspection, or otherwise, as to the correctness of each of the statements of dimensions contained in these particulars.

