



STRETTONS

EST 1931

341-343 Green Lanes, Palmers Green,
N13 4TY

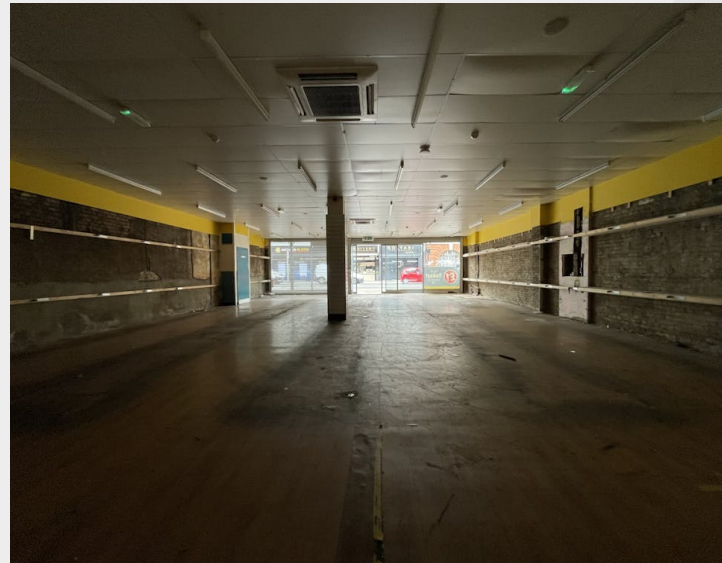
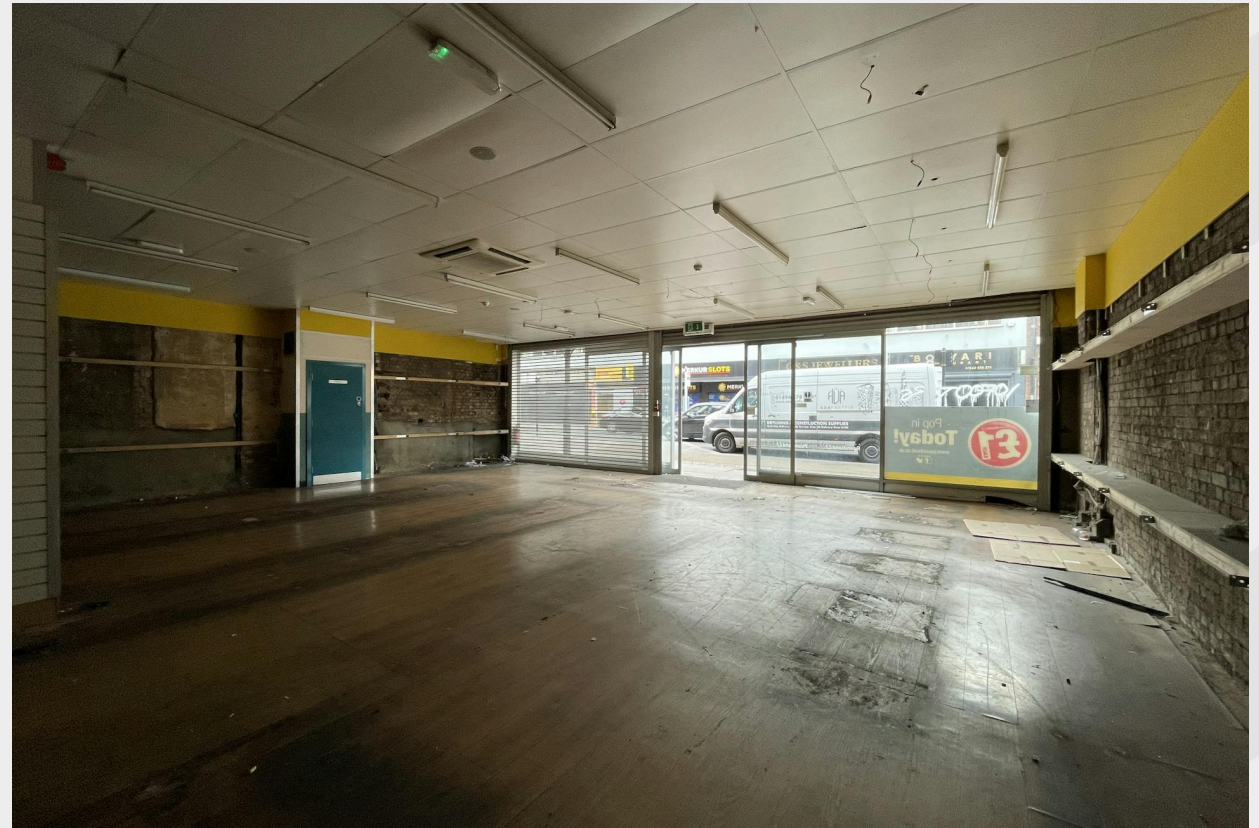
TO LET

Class E Retail / Leisure

2,790 sq ft / 259.2 sq m

£75,000 per annum

Prominent double fronted Class E unit, with rear access. Nearby occupiers include Costa Coffee, EE, B&Q, Holland & Barrett & McDonalds



- Double width frontage on busy High Street thoroughfare
- Dedicated rear vehicular access
- Open plan space
- High Street position with proximity to several national occupiers, including, Costa Coffee, EE, B&Q, Holland & Barrett, Cancer Research, Savers & McDonalds
- Convenient and swift links to arterial road for servicing A10, and A406 North Circular Road

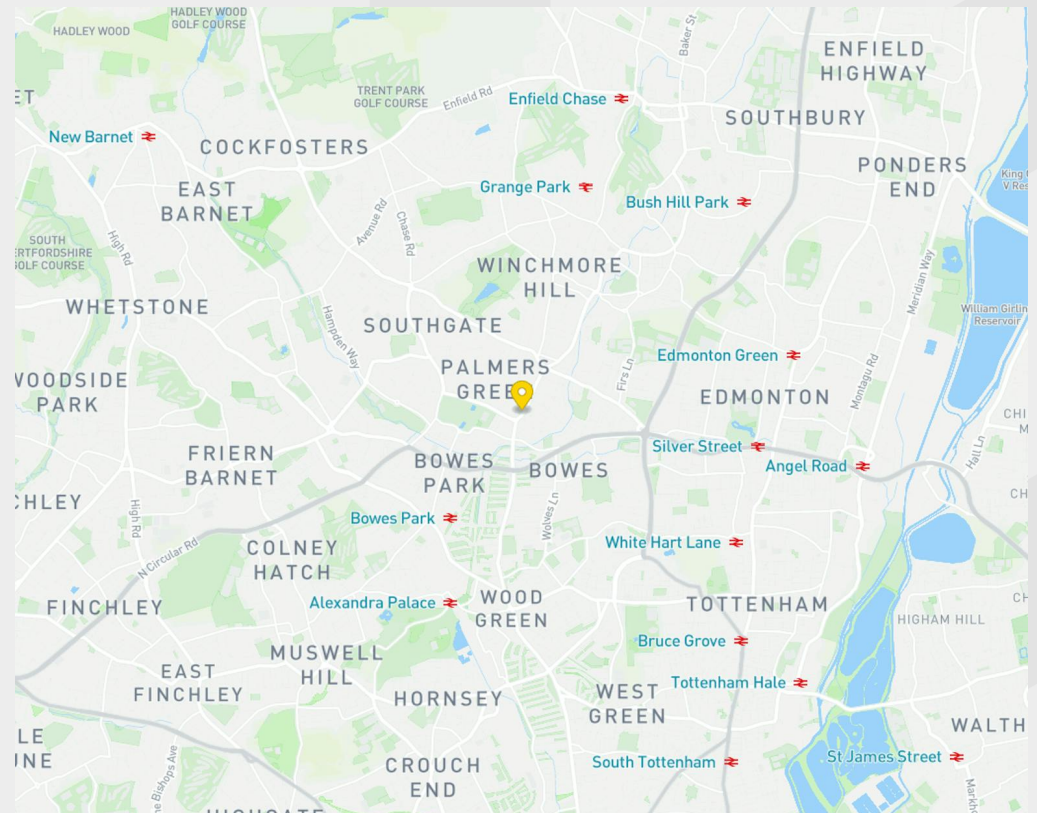


Description

The property occupies a double width frontage position on Green Lanes, Palmers Green. The street is a well recognised commercial/retail district with a number of Pay & Display parking facilities close by. There are several national occupiers represented in proximity including: Costa Coffee, EE, B&Q, Holland & Barrett, McDonalds, Cancer Research, Savers and more, as well as various banks and building societies.

Location

Situated on the west side of Green Lanes, extremely well placed for servicing connections by road via A10 and A406 North Circular Road. Palmers Green station is less than 5 minutes walk from the property, providing direct Great Northern rail services to London Liverpool Street within 35 minutes, approximately every half hour.



Accommodation / Availability

Unit	Sq ft	Sq m	Rates payable	EPC	Availability
Ground	2,790	259.20	£30,247.50 /annum	D (76)	Available
Total	2,790	259.20			

Tenure

New Lease

EPC

D (76)

VAT

Applicable

Configuration

Upon enquiry

Contacts

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STRETTONS

Further Information

[View on Website](#)

[Floor Plans](#)

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