



750 Finchley Road  
London, NW11 7TH

## Fully Fitted Sushi Premises in Prime North West London High Street Location

600 sq ft  
(55.74 sq m)

- All on Ground Floor
- Busy Location
- Fair Market Rent
- Premises Recently Refurbished
- Good Lease

# 750 Finchley Road, London, NW11 7TH

## Summary

Available Size	600 sq ft
EPC Rating	Upon enquiry

## Description

The premises are laid out over ground floor only and have been recently refurbished and fully fit as a Sushi style sit down and takeaway premises.

## Location

Located on the very busy Finchley Road in North West London close to many other restaurant and retail units including M&S, Waitrose and many other operators who all generate good amounts of people to the location.

## Accommodation

The accommodation comprises the following areas:

Name	sq ft	sq m
Ground - Cafe	600	55.74
<b>Total</b>	<b>600</b>	<b>55.74</b>

## Tenure

We are offering an assignment of the existing lease granted for a term of 10 years from 12/12/24 subject to a rent review at 3 yearly intervals. There is a tenant only break at the commencement of the 5th year.

## Passing Rent

£28,000pax

## Premium

Offers in the region of £25,000 to include all fixtures and fittings (subject to Inventory)

## VAT

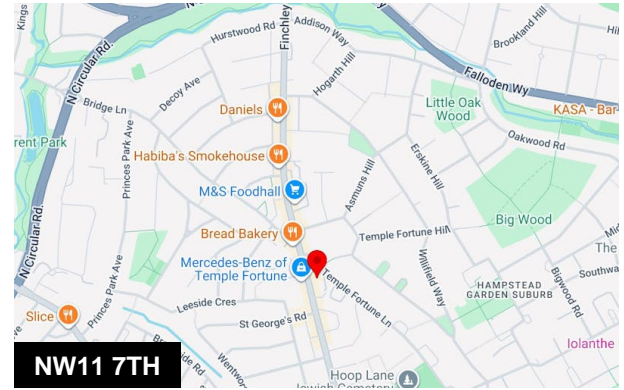
VAT may be applicable to the rent, premium and other outgoings.

## Holding Deposit

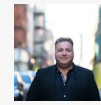
A holding deposit will be required to secure the property which will allow a period of exclusivity and will be held in the CDG Leisure client account.

## Confidentiality

This sale is highly confidential and under no circumstances should a direct approach be made to staff as they are unaware of an impending sale.



## Viewing & Further Information



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