



47b Chase Side, Southgate N14 5BP



Area
1320 sq ft



Rent
£35,000 per annum
exclusive plus VAT



Parking
Pay & display within
vicinity



Location
Prime position



Tube
Southgate

LOCATION

The unit is situated in the heart of Southgate directly adjacent to KFC and in the immediate vicinity of Mcdonalds, Greggs, Post Office & WH Smith just to name a few. Southgate Underground station is in close proximity.

DESCRIPTION

The premises are fitted out to a good standard and benefit from Class E use. They will be suitable for a variety of occupiers - subject to Landlords consent. Currently configured as a main customer area with WC facilities and a food preparation room to the rear.

TERMS

Available by way of a brand new lease for a term to be agreed.

LEGAL COSTS

Each party are to be responsible for their own legal cost incurred in the transaction.

ADMINISTRATIVE COSTS

Please note we make a reference/administration charge of £180 inclusive of VAT to tenants when an offer is agreed, subject to contact/references.

RATES

Interested parties are encouraged to make their own enquiries with either the Valuation Office or the The London Borough of Enfield.

EPC

For further information please contact:
hello@obre.co.uk



O'Brien Real Estate - Commercial Property Surveyors

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