



44 Mountfield Road, Ealing W5 2NQ



Area

903 sq ft over ground and first floor



Rent

£30,000 per annum exclusive



Location

Moments from Ealing Broadway



Train

Ealing Broadway (Elizabeth Line & Tube)

LOCATION

The building is situated within a five minute walk of Ealing Broadway.

The Broadway benefits from a mainline and tube station as well as multiple restaurants, banks and retailers. The immediate area surrounding the property is predominantly residential.

DESCRIPTION

This self contained office comprises of a net floor area of 903 sq ft and is presented in very good order.

Currently used as an office it would lend itself to a variety of uses subject to planning and landlords consent.

The offices are sub divided and over both ground and first floor.

There are WC as well as kitchen facilities.

TERMS

Available by way of a brand new Full Repairing & Insuring lease on terms to be agreed.

LEGAL COSTS

Each party are to be responsible their own legal costs 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 contract /references.

RATES

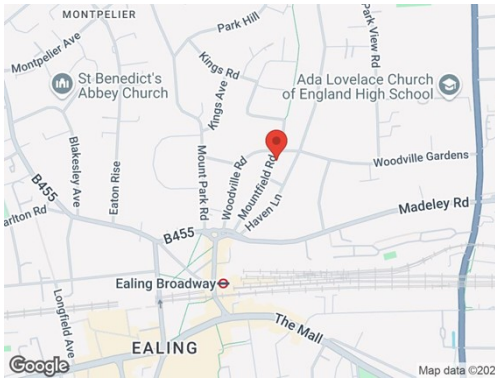
According to the Valuation Office the Rateable Value is £21,500. Interested parties are encouraged to make their own enquiries with the London Borough of Ealing.

EPC

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For further information please contact:

hello@obre.co.uk



O'Brien Real Estate - Commercial Property Surveyors

London: Aurora House, 71-75 Uxbridge Road, W5 5SL | Tel 020 8534 0008

Maidenhead: York House, 18 York Road, SL6 1SF | Tel 01628 334154

Email hello@obre.co.uk | www.obre.co.uk

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