

TO LET

85 FIELD END ROAD

856 sq.ft

(79.52 sq.m)



RECENTLY REFURBISHED

M

83 - 115 FIELD END ROAD

Eastcote
Middlesex
HA5 1QG

Nearby Occupiers Include

Budgens
Superdrug

TESCO

LOCATION

Eastcote is an affluent district close to Ruislip and Pinner, benefiting from having extensive parks, green spaces and woodland areas. Eastcote boasts a busy local shopping area with good parking facilities and excellent transport facilities with an underground station close by providing Metropolitan and Piccadilly lines.

DESCRIPTION

The subject units are on the ground floor with full height glazed frontages. On street parking is available adjacent to the shops with further public parking close by. Nearby multiples include Budgens, Superdrug and Tesco. The units benefit from spacious rear level yard areas with additional storage and staff parking.

UNIT SIZE

Total Area: 856 sq.ft (79.52 sq.m).

RENT

£30,000 per annum exclusive

RATEABLE VALUE

The premises are to be reassessed following the subdivision of the adjoining unit.
For rates payable please refer to the Local Charging Authority, London Borough of Hillingdon - 0300 123 1384.

SERVICES

All mains services are available.

SERVICE CHARGE & INSURANCE

Service Charge: £1,620 per annum.
Insurance: £600 per annum.

ENERGY PERFORMANCE

B-40. Further information available upon request.

PLANNING

The open plan layout and generous depth allow for versatile configurations suitable for a wide range of uses including retail, health and fitness, clinic, office or hospitality. It is the ingoing tenant's responsibility to verify that their intended use is acceptable to the Local Planning Authority.

LEGAL COSTS

Each party is responsible for their own legal costs in connection with the granting of a lease.

VAT

VAT is payable on all sums due to the landlord under the terms of the lease.



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Retail Units On-Site



31,706 sq.ft

Total Area



What Three Words
dads.maybe.vital

83 - 115 FIELD END ROAD

SITE PLAN



Toby Sagers

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Viewing
Strictly via prior appointment
with the appointed agents:



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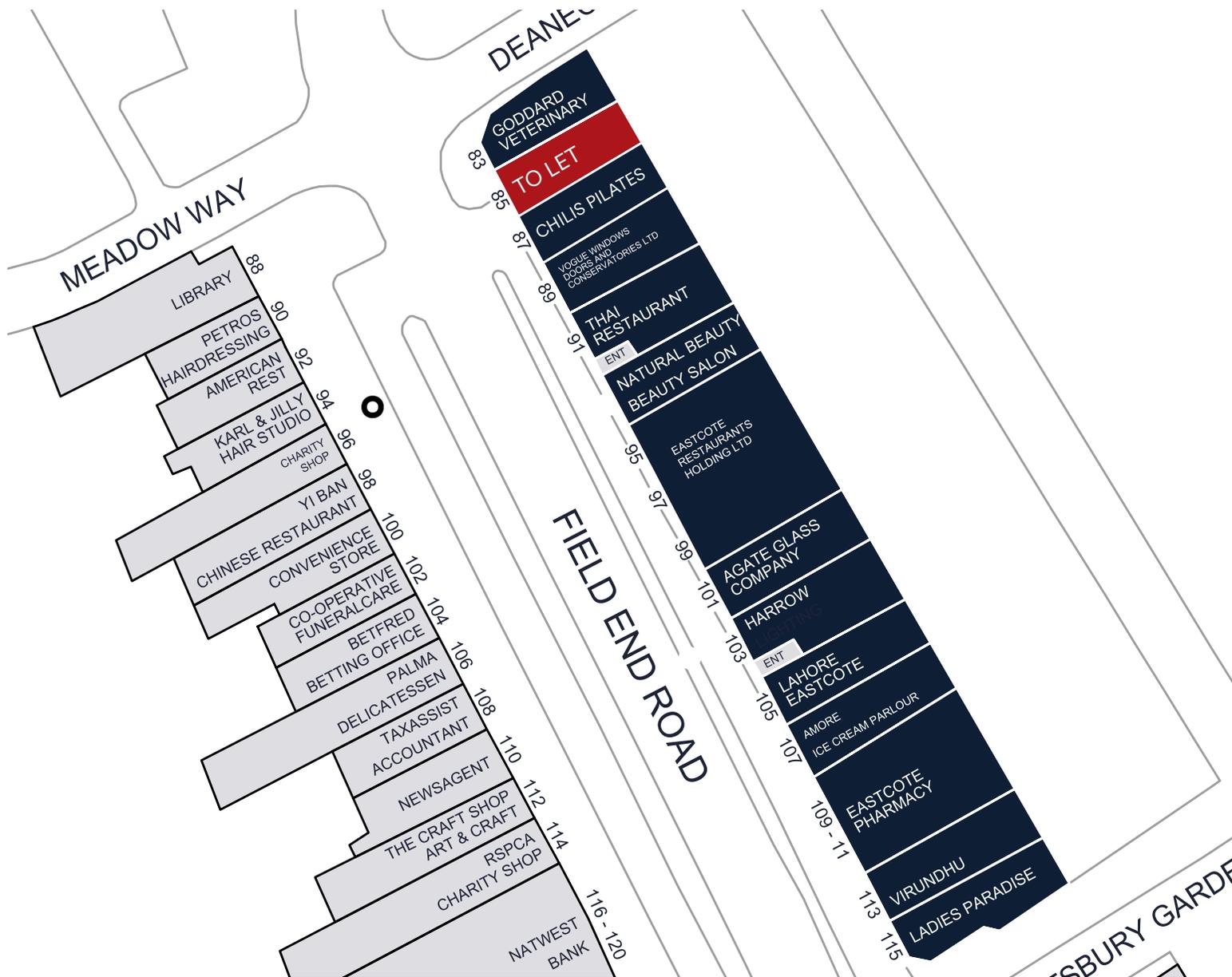


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