



FOR SALE

## 665 North Circular NW2 7AX

665 North Circular Road, London, Greater London NW2 7AX

RARE OPPORTUNITY TO PURCHASE A PROMINENT PRIME INDUSTRIAL FREEHOLD - OF INTEREST TO OCCUPIERS / INVESTORS & DEVELOPERS



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Located close to staples corner, Neasden in the London Borough of Brent, the property lies north of the north circular Road (A406) and south of Brent Reservoir. It is situated on the east-bound carriageway of the A406, approximately 0.6 miles west of the junction with the M1 providing excellent access to the UK motorway network. The surrounding area is predominantly commercial in nature and the site is boarded by various industrial use properties. The nearest railway station is Hendon (approximately 0.75 miles north-east) which provides regular trains into various London stations with average journey times to London St Pancras of approximately 20 minutes.

Price P.O.A

Building type Industrial

Secondary use Office

**Tenure** Freehold

**Deal type** Vacant possession

**EPC category** D

**Size** 50,465 Sq ft

Planning class B2

Marketed by: NEXTGEN REAL ESTATE

For more information please visit: http://example.org/m/48683-665-north-circular-nw2-7ax-665-north-circular-road



Three story industrial /manufacturing building with rear yard and parking

Existing building measures approximately 50,465 sqft

Freehold for sale

Income producing rooftop lease to Vodafone

Offers invited on an unconditional basis

Potential for redevelopment/ refurbishment (subject to planning permission)















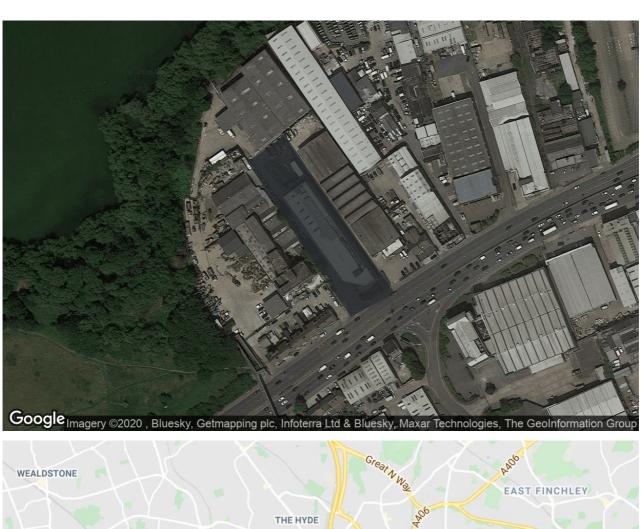








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Data provided by Google



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Quote reference: SALE-48683

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