

MAUNDER TAYLOR

CHARTERED SURVEYORS ESTATE AGENTS MANAGING AGENTS
1320 High Road, London N20 9HP 020 8446 0011 maundertaylor.co.uk

SHOP TO LET



69 BRUNSWICK AVENUE, LONDON N11 1HR

Situated between the shopping facilities of New Southgate and Whetstone, this salon served the locality, which is mainly a residential area - the unit being set within a small parade of local shops.

There are nearby bus routes serving the local area – which link the further transport facilities of New Southgate & Whetstone.

Viewings, strictly by appointment only

RENT: £18,000 PA
(offers invited for the fixtures, fittings & furniture)



PARTNERS: BR MAUNDER TAYLOR FRICS MAE, MH MAUNDER TAYLOR MSc FRICS FIRPM, RG MAUNDER TAYLOR AMAE MRICS MIRPM
ASSOCIATES: SE MAUNDER TAYLOR MIRPM AssocRICS, BA EWEN MNAEA, JD MELLOR DipSurv Pract

NOTE: These particulars are believed to be correct and do not form part of any offer or contract. Information that cannot be checked readily is as provided by the vendor. Internal measurements are to the nearest 15cm and external measurements are to the nearest metre.

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Accommodation:

There is an additional store/lean-to area to the rear of the property – approx. 5'3 x 5'3 (1,60m x 1.60m).

Gas boiler.

GIA: 603ft² (56m²)

Lease Term:

New Lease to be agreed.

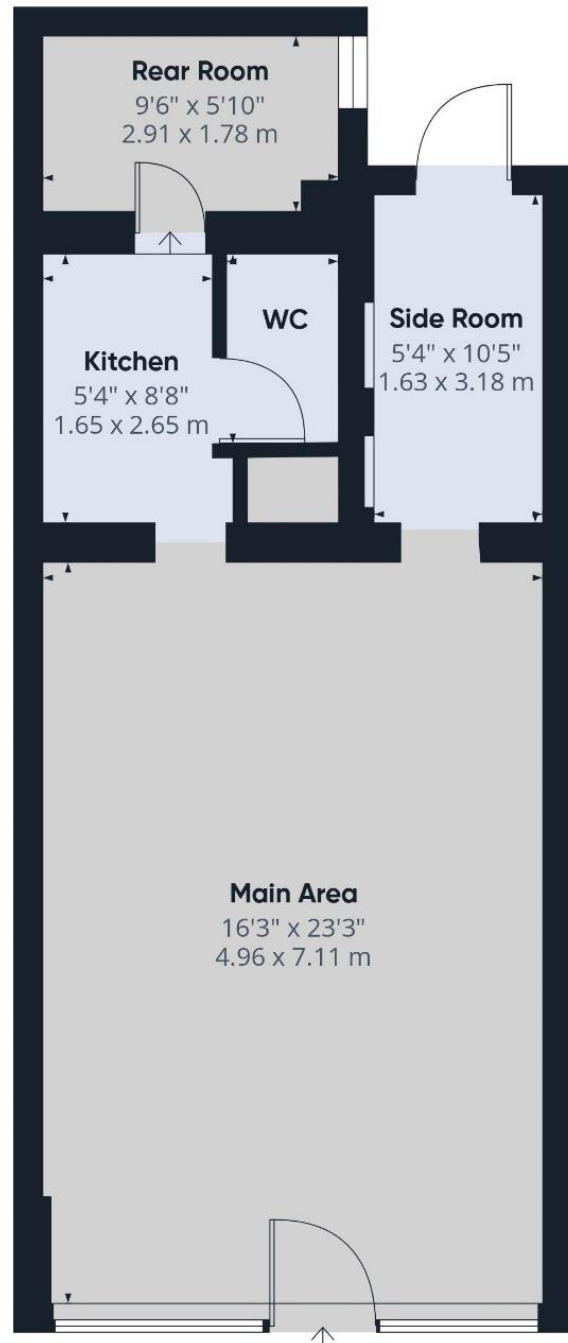
Legal Fees:

Each party responsible for their own costs.

Business Rates:

According to the VOA web site, the 2026 **Rateable Value** is £7,300. This is NOT the amount of rates payable. For the actual amount of rates payable, interested parties are advised to make their own enquiries with the London Borough of Barnet.

EPC: 54 C



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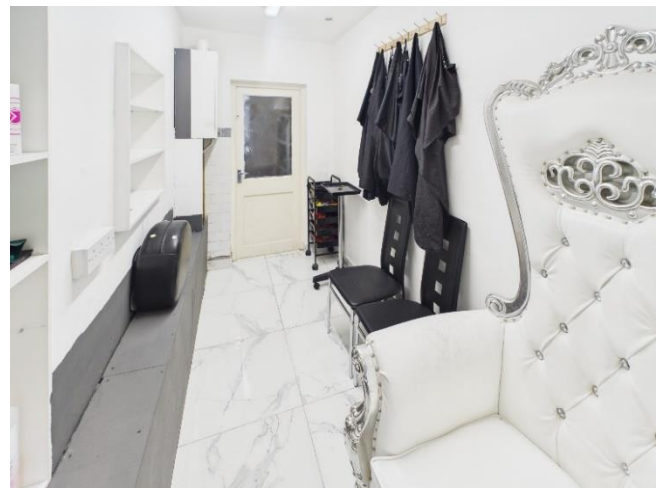
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