

For Rent

£22,000
Per Annum

New FRI Lease



Ground floor shop to rent on a new FRI lease on East Finchley High Road

138 High Road, East Finchley, London, N2 9ED



Jeremy Leaf & Co
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020 8446 4295
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A ground floor shop of approx. 355 sq. ft available for rent on a new FRI lease on the busy East Finchley High Road.

Prominently located just 0.3 miles from East Finchley Northern Line Underground station, the 263 bus passes the property and the North Circular Road is 0.8 miles away providing links to the M1 and M25.

Terms are as follows:

- Rent: £22,000 per annum
- Term: New FRI lease
- No premium
- Rent reviews: Every 3 years
- 6 months deposit
- The incoming tenant is to be responsible for the landlords legal fees

Prospective tenants are advised to contact the local authority in respect of business rates and the rates payable.

Viewings are strictly by appointment only with owners' sole agents Jeremy Leaf & Co. Please contact us on 0208 446 4295 for more information.



Consumer Protection from Unfair Trading Regulations 2008

Jeremy Leaf & Co., for themselves and for their client, whose agent they are, give notice that:

Under the terms of the Anti Money Laundering Act 2007, intending purchasers will be asked to produce identification documentation at a later stage and we would ask for your co-operation in order that there will be no delay in agreeing the sale.

These particulars do not constitute any part of an offer or a contract.

All statements contained in these particulars are made without responsibility on the part of Jeremy Leaf & Co or their client.

None of the statements contained in these particulars is to be relied upon as a statement or representation of fact.

Please note we have not tested the services or any of the equipment or appliances in this property, accordingly we strongly advise prospective buyers to commission their own survey or service reports before finalising their offer to purchase.

Any intending purchaser or tenant must satisfy himself by inspection, or otherwise as to the correctness of each of the statements contained in these particulars.

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