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Churchill&Mathesons

Old Oak Road, London, W3 7HH

£875 Per Month



KEY FEATURES:

- Available Now
- £25,000 Premium
- Excellent Location
- Excellent Transport Links
- Opposite a Student Accommodation
- Electric Shutters
- Class E Shop

This commercial unit is located on Old Oak Road in Acton. It benefits from the footfall in the area, as there is a student accommodation just opposite and by being easily accessible by public transport as it located less than a 10 minute walk from East Acton Underground station (Central Line). Further benefits include electric shutters.

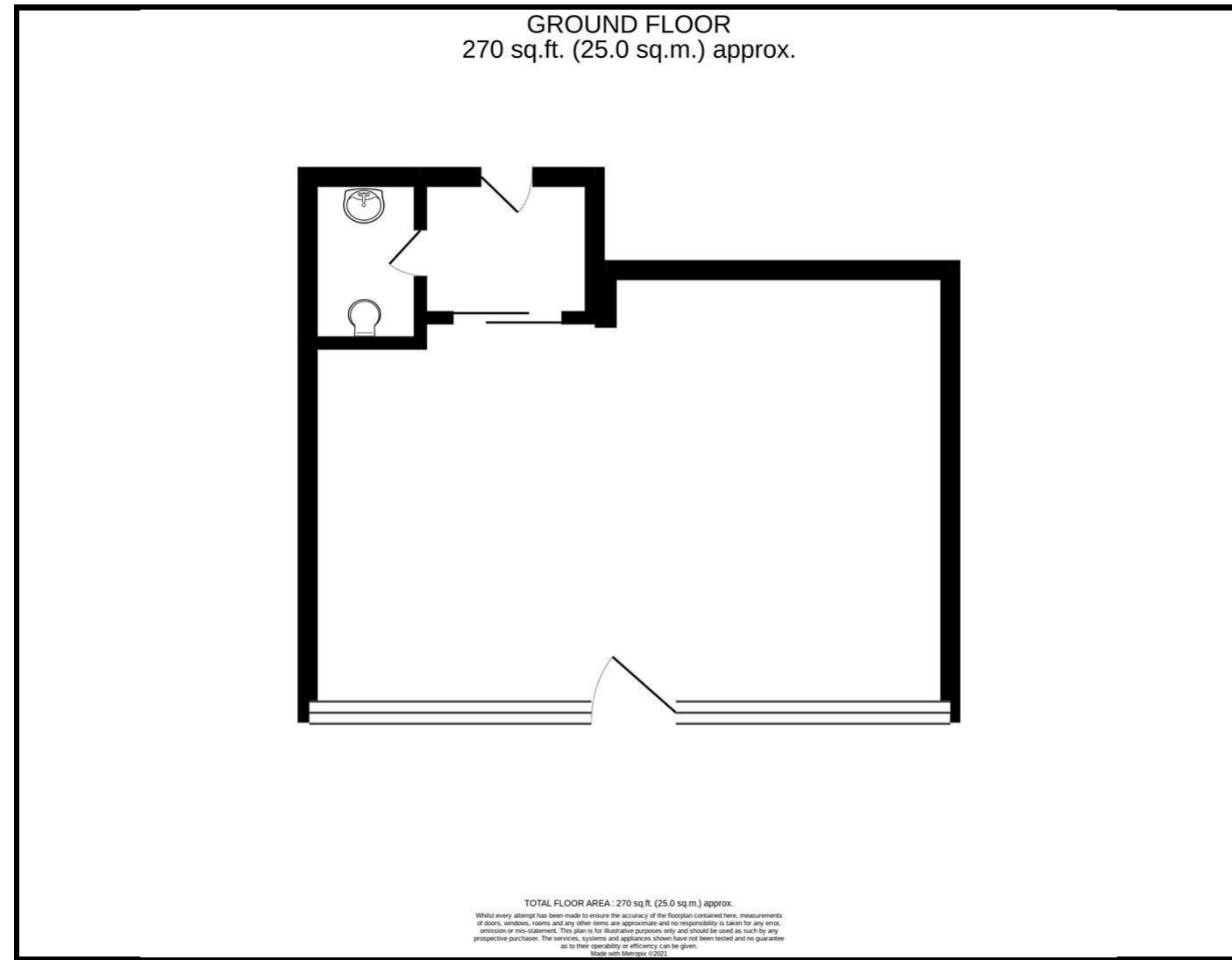
The unit is available now and has Class E usage.

The current tenants are selling off the lease and are seeking a £25,000 premium and still have 11 years left on the lease.

The unit is comprised of the main shop floor, which is on the ground floor and the complete unit has a total area of approximately 270sqft.

The yearly rent is £10,500.

Please enquire within for more information.



Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales	EU Directive 2002/91/EC	

Environmental Impact (CO ₂) Rating		
	Current	Potential
Very environmentally friendly - lower CO ₂ emissions		
(92 plus) A		
(81-91) B		
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not environmentally friendly - higher CO ₂ emissions		
England & Wales	EU Directive 2002/91/EC	

Whilst every effort is made to give a fair description, the accuracy of these particulars is not guaranteed, neither do they constitute an offer or contract.

CHURCHILL & MATHESONS ESTATE AGENTS have not tested any apparatus, equipment, fitting or services and so cannot verify that they are in working order. The buyer is advised to obtain verification from their solicitor or surveyor. Measurements are correct to within +/- 6 A sonic tape is used. None of the statements contained in these particulars or any of our properties are to be relied upon as a representation of fact.