

TO LET

PROMINENT RETAIL UNIT



ENFIELD

 **93 Green Lanes, Enfield, London N13 4TD**

Price **£18,500**
Per Annum



Property Type

RETAIL



Size

581 FT²



Tenure

LEASEHOLD



Borough

ENFIELD



Planning Granted

NO



Existing Use

CLASS E

Tenanted



Yes

Local Train Stations



Palmers Green (0.5 miles)
Bowes Park (0.5 miles)
Bounds Green (0.7 miles)

Local Amenities



Broomfield Park (0.6 miles)
TFC Supermarket (1 mile)
Hotspur Stadium (2.8 miles)

VAT Applicable



NO

Rateable Value

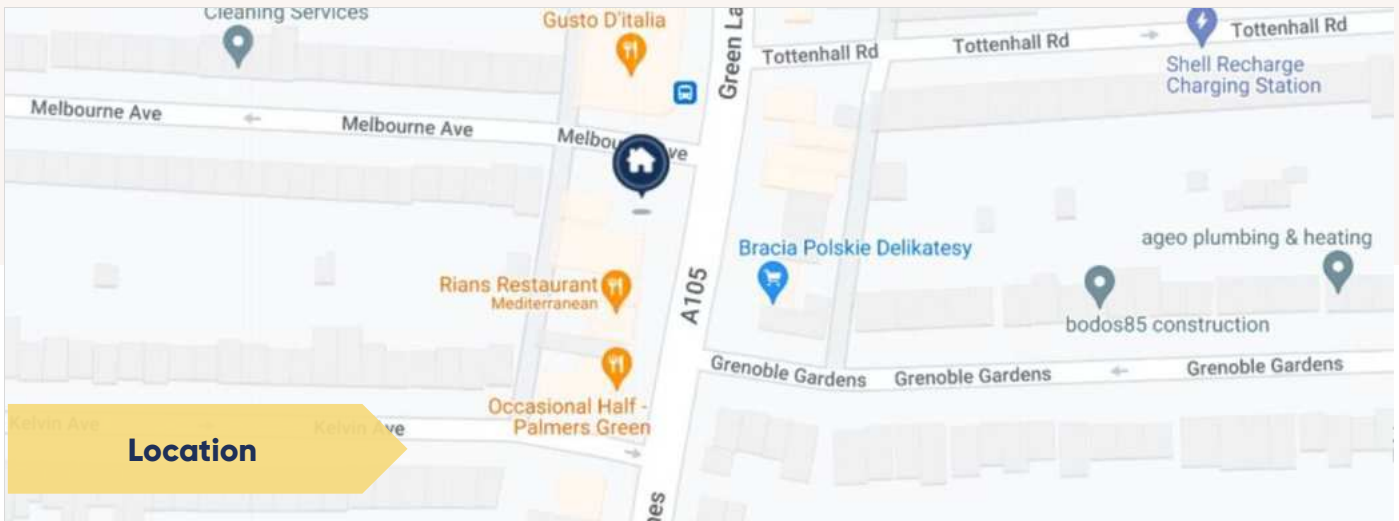


£17,550

EPC



C



Location



Additional Information

This fully equipped ground-floor Polish restaurant, trading as On'On Grill & Pierogi, is ideally located with excellent visibility on the busy Green Lanes in Palmers Green, North London. The property measure 54 sqm (581 sqft) and is finished to a high standard, featuring a fully equipped kitchen with modern appliances, ample storage, tasteful décor, and comfortable seating for up to six guests. It would appeal to operators in the restaurant and takeaway sectors, as well as other businesses within Use Class E.

Local amenities include supermarkets, shops, green spaces, and leisure facilities. Palmers Green station, on the Piccadilly Line is just over half a mile away, providing regular train services to King's Cross. Bounds Green station is less than a mile away, and the A10 and A406 road links are also nearby.

The property is available immediately. The existing lease, with 13 years remaining and a current annual rent of £18,500, is available for reassignment (or a new lease, subject to landlord agreement). A premium of £60,000 is sought for the equipment, fixtures, and fittings.



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