

# TO LET

## COMMERCIAL UNIT



 **Stafford House, 19 Stafford Road, Croydon, Surrey CR0 4NG**

Price **£20,000**  
Per Annum



Property Type

**RETAIL**



Size

**1,849 FT<sup>2</sup>**



Tenure

**LEASEHOLD**



Borough

**CROYDON**



Planning Granted

**NO**



Existing Use

**CLASS E**

### Tenanted



NO

### Local Train Stations



Waddon (0.06 miles)  
West Croydon (1 mile)  
South Croydon (1 mile)

### Local Amenities



Kings Gym (0.3 miles)  
Morrisons (0.3 miles)  
Whitgift Centre (1 mile)

### VAT Applicable



NO

### Rateable Value

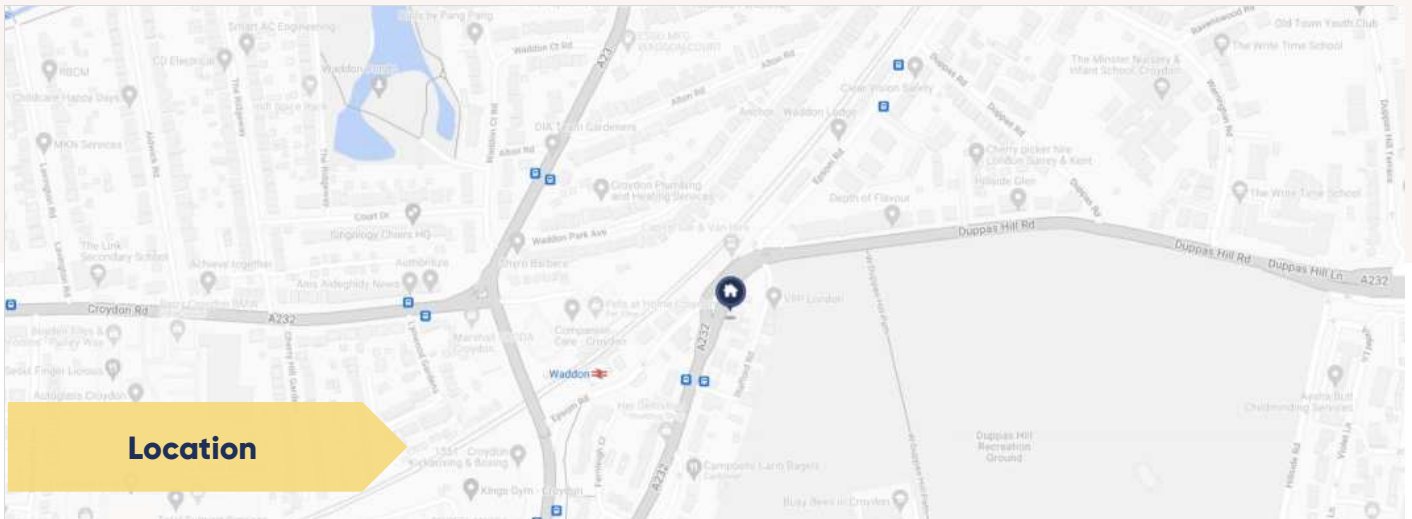


£13,000

### EPC



D



### Additional Information

The property is situated on the busy commuter road of Stafford Road. It comprises a large ground-floor commercial shop which is approximately 1,849 sqft in size. To the rear, there are two parking spaces.

We believe the unit will be suitable but not limited to the following businesses:

- estate agents
- consultants
- small gyms
- architects
- Barbers/hairdressers
- Off licences
- vape shops

The landlord is willing to offer flexible terms and viewings are strictly by an appointment basis only.



**Nathan King**  
**Senior Property Consultant**

✉ nathanking@whozoo.co.uk

☎ 07506 966 968 / 0333 200 8330

**whozoo.**  
Commercial Property, Expertly Done



**0333 200 8330**



**info@whozoo.co.uk**



**www.whozoo.co.uk**



**07541 906 478**

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