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Churchill & Mathesons

Aylmer Parade, N2 0PE

£20,000



KEY FEATURES:

This ground-floor commercial space offers significant versatility for a variety of uses and is designed to meet the needs of modern businesses. Whether you're looking to establish a beauty clinic, the layout provides a great foundation to create an attractive and welcoming environment for your clients.

Key Features:

Spacious Layout: The property features a reception area at the entrance, a waiting room at the front, and a large open-plan shop floor behind. Additionally, there is a treatment room (1x3) off the main area, ideal for consultations or private appointments. The generous dimensions ensure ample space for both display and operational needs.

Modern Aesthetic: The space is designed with a modern look and feel, which can be customized to suit a variety of business types. Large floor-to-ceiling glass windows allow plenty of natural light, creating a bright and inviting atmosphere.

Prime Location:

Transport: Situated on the west side of Aylmer Parade, just off the A406 and within walking distance from Highgate Underground Station (Northern Line). The location offers excellent access to Central London, with quick connections to key areas like the City and King's Cross.

Foot Traffic: The area benefits from high foot traffic, particularly from the numerous bus routes and proximity to Highgate's vibrant high street, which features a mix of boutiques, eateries, and cafes—perfect for business networking and casual meetings.

Accommodation Details:

Gross Internal Area: Contact for exact square footage.

Additional Amenities:

Floor-to-ceiling windows

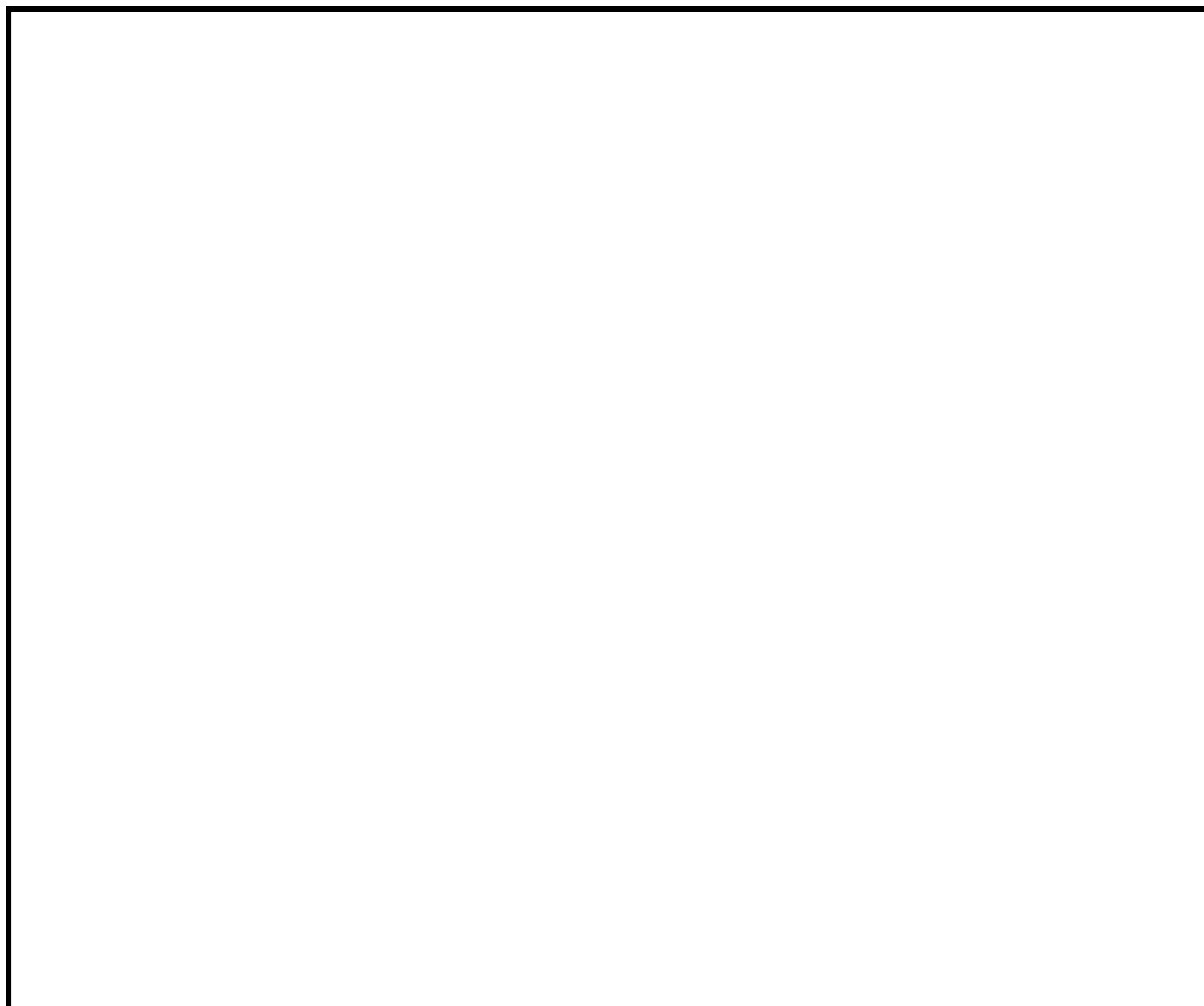
Reception area

Kitchenette

WC facilities

Treatment rooms


Flexible Design: The layout can be adapted to suit various needs, from retail displays to service-oriented businesses.



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 (CO₂) 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		

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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.

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