



Rent £11,000 Per annum Size 150 Square feet Ref #3219

## Address

Address: 1 St Johns Parade, Mattock Lane

Postcode: W13 9LL

Town: Ealing
Area: London

## Location

Charming local parade in an affluent residential area with metered parking outside.

# Description

Shop to let on new lease.

Approximately 150 sq ft.

The unit has just been completely refurbished ready for occupation.

E use class.

West Ealing Broadway is a short walk away and Northfields Piccadilly line station is also within easy walking distance.

There is metered on street parking in the immediate area.

EPC Rating C.

Viewings by appointment only through Franklin Commercial- 020 7117 2526.

## **General Information**

Tenure: Leasehold

Rent: £11,000 Per annum

**Legal fees:**Both parties to be borne by the ingoing tenant/purchaser

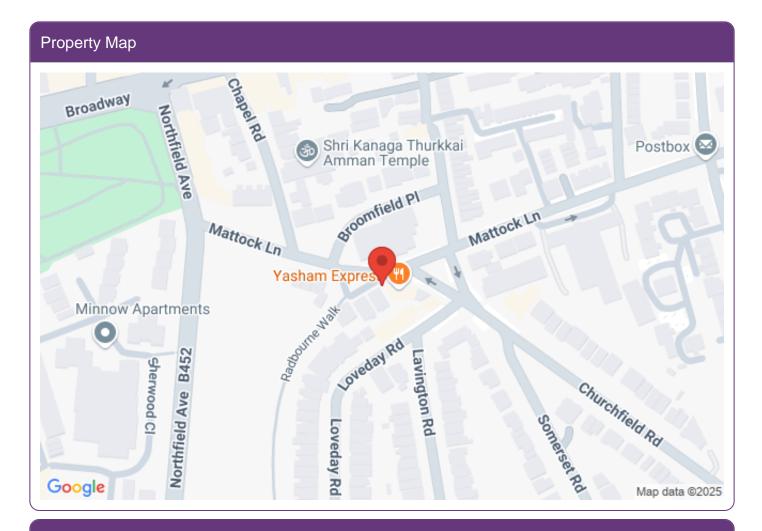
Rateable value: The VOA website states a RV of £4,550, so full Small Business

Rates Relief should apply, subject to the usual criteria.

#### **Features**

✓ Densely populated area
✓ Local Parade
✓ New lease available

✓ Parking close by
✓ Recently refurbished
✓ Rates Relief should apply



## Important notice

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#### **Tenant Fees**

Please note we make a reference/administration charge of £180 inclusive of VAT to tenants when an offer is agreed, subject to contract/references.













