



Mossport House

1 - 3 The Bridge, Harrow & Wealdstone, HA3 5AB

Fitted café to let.

690 sq ft

(64.10 sq m)

- Prominent corner position
- Opposite Harrow & Wealdstone Station
- Access into London Euston in 16 minutes
- Fixtures & Fittings available by separate negotiation
- Fitted kitchen

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Summary

Available Size	690 sq ft
Rent	£25,000 per annum
Rates Payable	£8,064 per annum
Rateable Value	£15,750
VAT	To be confirmed
Legal Fees	Each party to bear their own costs
EPC Rating	C

Description

The property comprises a ground floor retail unit currently configured as a café located on a prominent corner position. The premises benefits from an equipped commercial kitchen, fitted W/Cs, a storage room, and an open plan seating area. The fixtures and fittings currently within the premises are available for purchase, price upon request.

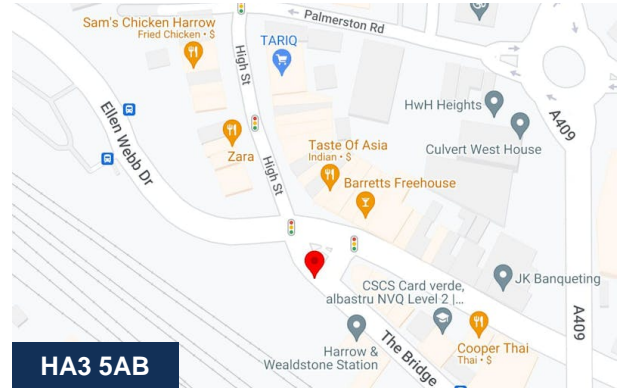
Location

The premises are located at the North West End of The Bridge at its junction with High Street, Wealdstone and opposite Harrow & Wealdstone Overground & Underground Station providing links into Central London in 16 minutes. Nearby retailers include Boots, Poundland, Iceland as well as a number of local pubs, gyms and restaurants.

Accommodation

The accommodation comprises the following areas:

Name	sq ft	sq m	Availability
Ground	690	64.10	Available
Total	690	64.10	



Viewing & Further Information



George Moriarty

020 8429 9003 | 07522 700 507

george@davidcharles.co.uk



Lily O'Donnell

020 8429 9009 | 07522 700508

lily@davidcharles.co.uk

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