



Self Contained Retail/Office Premises For Sale

18 Dickinson Quay

Apsley Lock, Hemel Hempstead, HP3 9WQ

Office, Retail

FOR SALE

220 sq ft

(20.44 sq m)

- Open plan retail area
- Sale preferred
- Gas central heating
- Visitor parking between 0900 to 1700 Monday to Saturday
- Permit for parking 1 car
- Suitable for a number of uses (subject to planning)

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Summary

Available Size	220 sq ft
Price	Offers in the region of £100,000.00
Rates Payable	£2,384 per annum Small business rates relief may reduce rates payable to nil.
Rateable Value	£4,550
Service Charge	£2,100 per annum
VAT	Applicable
EPC Rating	B (50)

Description

A ground floor self contained shop/office with a permit to park one car. The property is situated in the very attractive Apsley Lock fronting the Grand Union Canal. Other occupants include Calzone Pizzeria, Darcy's Bar, Marina Spice Lounge, Premier Supermarket and is also within a short walk over the Grand Union bridge to the Papermill Public House, Sainsburys and Apsley Mills Retail Park.

Location

The property is situated only a short drive from Hemel Hempstead benefiting from outstanding links to London via road and only a short walk from Apsley railway station, providing a regular high-speed train service to London Euston.

Viewings

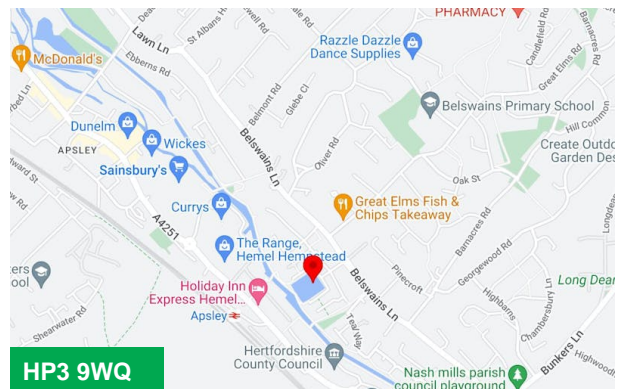
Strictly by appointment via sole agents (Monday to Friday 0900 to 17:30)

Terms

The long leasehold (with 105 years remaining) is for sale for offers in the region of £100,000. The ground rent is £200 per annum.

VAT

The property is VAT registered and therefore VAT is charged on the sale price.



Viewing & Further Information

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