

## **TO LET**

3,937 SQ FT (365.76 SQ M)

£24 PER SQ FT

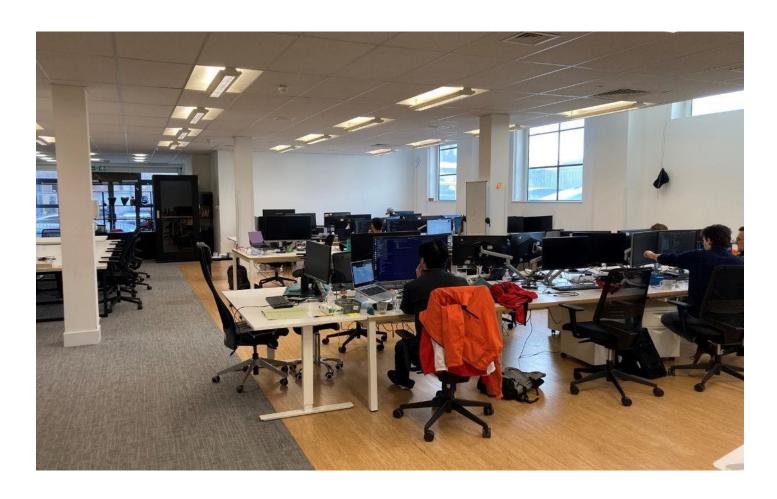
DDA compliant office approximately 250 metres from Kentish Town Underground Station.

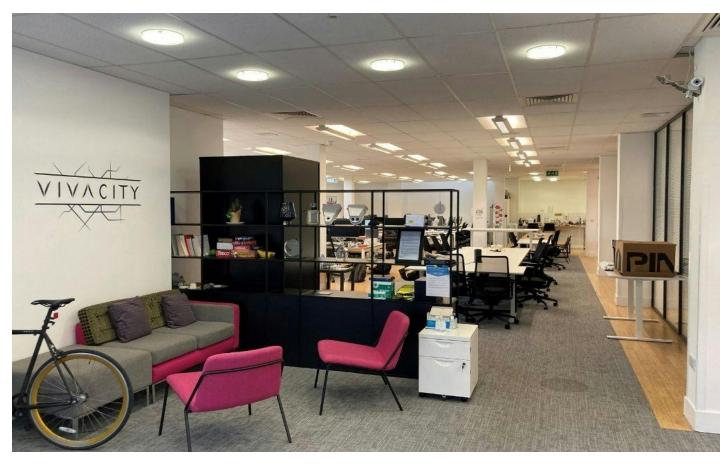
- Bamboo Wooden Flooring
- Air Conditioning
- Double Fronted Glazed Frontage
- High Ceilings
- Suspended Ceiling

# Camden

60 Holmes Road, London, NW5 3AQ







### Camden

#### 60 Holmes Road, London, NW5 3AQ





#### Description

Ground floor DDA compliant offices. Located a short walk from Kentish Town Underground Station.

#### Location

The office is situated on Holmes Road, approximately 250 metres from Kentish Town Underground Station. Local amenities for the area are excellent, with nearby operators such as; Pret a Manger, Franco Manca, Sainsbury Local, Café Nero, Wahaca, Costa Coffee and Barclays Bank.

#### Viewings

Strettons Waltham House, 11 Kirkdale Road, London, E11 1HP 0208 509 4404

#### Service Charge

(Est) £3,816.92 + VAT per annum

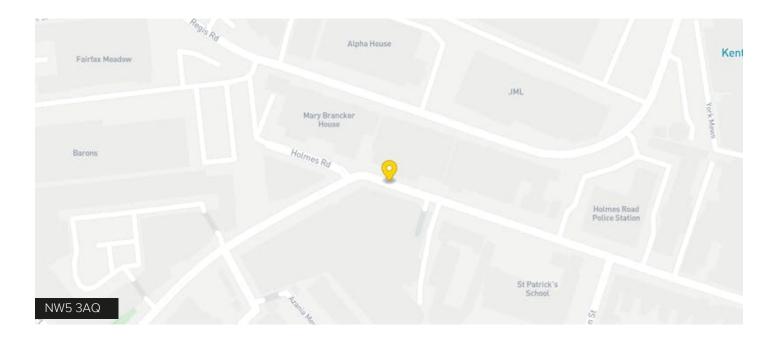
#### **Business Rates**

Camden Council
Rateable Value is £127,000
Rates payable are £64,770
Parties are advised to make their own enquiries with the Local Authority

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#### Accommodation

The accommodation comprises of the following

Name	sq ft	sq m		Availability
Ground	3,937	365.76		Available
Configuration	Tenure	EPC	VAT	
Not Fitted	New Lease	C (71)	Not applicable	

Contacts Further Information

SEAN CROWHURST View on our website

07791 849 470

sean.crowhurst@strettons.co.uk

JAMIE SMITH

07870 850097

jamie.smith@strettons.co.uk

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