

ROMFORD

TO LET

**FORMER MINI CAB OFFICE
322sq.ft / 28.89m APPROX
AVAILABLE ON A NEW LEASE**



90 NORTH STREET, ROMFORD RM1 1DA



LOCATION

The property is located on North Street, Romford close to the junction with St Edwards Way which forms part of the Romford town ring road. Romford is a busy town within the London Borough of Havering, located in the north-east London. The junction with the A12 is approximately 0.5 miles away which in turn provides access to the A127, M25 and A406 (North Circular). Romford station is approximately 0.4 miles away, which provides a regular service to Stratford station and London Liverpool Street. The area is well served by buses.

DESCRIPTION

The property has most recently been used as a mini cab office. The landlord would consider alternative uses subject to appropriate consents being obtained.

The approximate size of the property is 322 square feet (29.89 square meters). The property benefits from 2 x W/C, glazed frontage and a kitchenette.

HIGHLIGHTS

- Former mini cab office to let
- Measures approximately 322sq.ft (29.89m)
- Benefits include 2x WCs and a kitchenette
- The Landlord would consider alternative uses STPP
- Available on a new lease with no premium.

BUSINESS RATES

Ratable Value: £7,500

UBR (2019/20): 0.491

Rates Payable: £3,682 per annum

It might be possible for some tenants to obtain small business rates relief. All interested parties are advised to check these figures and their eligibility for small business rates relief with the London Borough of Havering's business rates department.

Terms

The property is available with a new lease at £10,000 per annum with further terms to be agreed.

GDPR

General Regulations (GDPR) will take effect on 25 May 2018.

As a business we must have a lawful basis to process personal data, and therefore we require your written consent to hold your personal data on our files.

Anti Money Laundering

Due to recent changes in the Anti Money Laundering regulation it is now standard procedure to undertake a Personal and Company and general AML checks.

Please note this is taken up for both Landlord/Vendor and Tenant/Purchaser and any other entity that has a relationship with the property.

VIEWING

Strictly by appointments via agent



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