



SMALL OFFICE TO LET

SMALL SELF CONTAINED OFFICE SUITE TO LET

62 Camden Road

NW1 9DR

Office

TO LET

470 sq ft

(43.66 sq m)

- ATTRACTIVE CORNER BUILDING
- GRADE 2 LISTED
- ATTRACTIVE SPACIOUS ENTRANCE
- HIGH CEILINGS
- CENTRAL HEATING

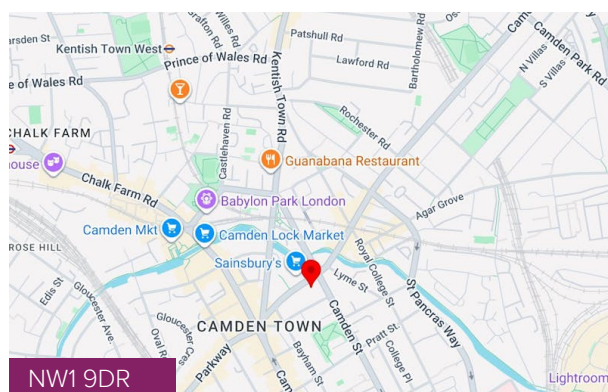
62 Camden Road, London, NW1 9DR

Description

A corner Grade 2 listed building of 2,060 sq ft arranged over lower ground, ground & 3 upper floors. Approached through an attractive and spacious entrance the ground and first floors boast high ceiling. A planning application has been submitted to convert the vacant 3rd floor into a studio flat. The other floors are currently occupied but possession can be obtained on 2 months notice

Location

This very attractive Georgian building is located at the junction of Camden Road & Camden Street part of a terrace of similar properties. It is mid-way between Camden Town Underground (Northern line) and Camden Road Overground affording excellent transport links. The building is directly opposite Sainsbury's on the south side of the street.



Summary

Available Size	470 sq ft
Rent	£30 per sq ft
Rates Payable	£7,985 per annum There are no rates payable on any vacant space.
Rateable Value	£16,000
Service Charge	Includes heating, electricity
VAT	Not applicable
Legal Fees	Each party to pay their own costs. If the purchaser withdraws they will pay £4,750 +VAT towards the vendors Agency & Legal Costs
EPC Rating	Upon enquiry

Viewing & Further Information

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Commercial Estate Agents

