

RENTAL DETAILS

The Tramshed in Montrose Park, NW9



The lettable area consists of ground floor of approx. 64.39 m²/693 sq ft

Location

A stand-alone Property located in Montrose Park, NW9.

Lettable area description

The Property is of solid brick construction under corrugated metal roof and assessed through large timber double leaf doors. There is electricity in the Property, but no other services connected such as water, drainage or gas.

EPC Rating: N/A

Location plan

Please see appendix 1

Proposed Use:

The Council is seeking a community use to complement the park and local community.

Planning

The prospective tenant to be responsible for making their own enquires for any necessary planning consent.

It is advised that all proposals are discussed before submission both with Barnet Council's Local Planning Authority (020 8359 4974 and 4720).

Rental terms

The Property is to be let on a new full repairing and insuring lease, offers are invited on the rent.

Please send in proposals to estates.businesssupport@barnet.gov.uk including a detailed business plan and how this will benefit the immediate community.

Costs

The prospective tenant will be responsible for the Council's legal and surveyor's fees.

Further Information in regard to this property please contact:

Barnet Estates/Property Services	Email: estates.businesssupport@barnet.gov.uk
London Borough of Barnet	Telephone: 020 8359 3999

General Information

1. The areas and measurements contained within these particulars are approximate figures only and no warranty is given as to their accuracy. The prospective tenants should satisfy themselves as to site areas and other matters of measurement from their own inspections and surveys. These details do not form part of any contract.
2. All statements made herein are made without responsibility on the part of the London Borough of Barnet and its employees and should not be relied upon as statements or representations of fact. Prospective tenants must satisfy themselves by inspection or otherwise as to the correctness of each of the statements contained in these particulars.
3. The London Borough of Barnet and its employees do not give any warranty whatsoever in relation to the property.
4. The property will be leased as seen with all latent and patent defects and neither the London Borough of Barnet nor its employees warrant that it is suitable for any proposed use.
5. In no case shall any prospective tenant have any claim for expenses incurred in the preparation of any offer, nor in respect of any other matter.
6. The Council is not obliged to accept the highest or any offer received.

Appendix 1

