

TO LET : SELF-CONTAINED 1st FLOOR OFFICE



1A The Old Print Works, Tapster Street, Barnet, Herts, EN5 5TH

Well located for shopping & transport facilities, situated just behind the High Street, a self-contained, first floor office with kitchenette, WC, gas central heating, double glazing & an allocated parking space.

Entry via a secure, gated driveway from Tapster Street, the unit is accessed via a street entrance door from the car parking area (one allocated parking space), and stairs rising to a first floor landing with entrance door to the accommodation.

Available from the end of June 2026 – sooner by negotiation (no premium)

All viewings are strictly by appointment only.

RENT: £13,500 PAX (plus service charge)
GIA - Approximately 725ft² (67.3m²)



PARTNERS: BR MAUNDER TAYLOR FRICS MAE, MH MAUNDER TAYLOR MSc FRICS FIRPM, R G MAUNDER TAYLOR AMAE MRICS MIRPM
ASSOCIATES: SE MAUNDER TAYLOR MIRPM AssocRICS, BA EWEN MNAEA, JD MELLOR DipSurv Pract

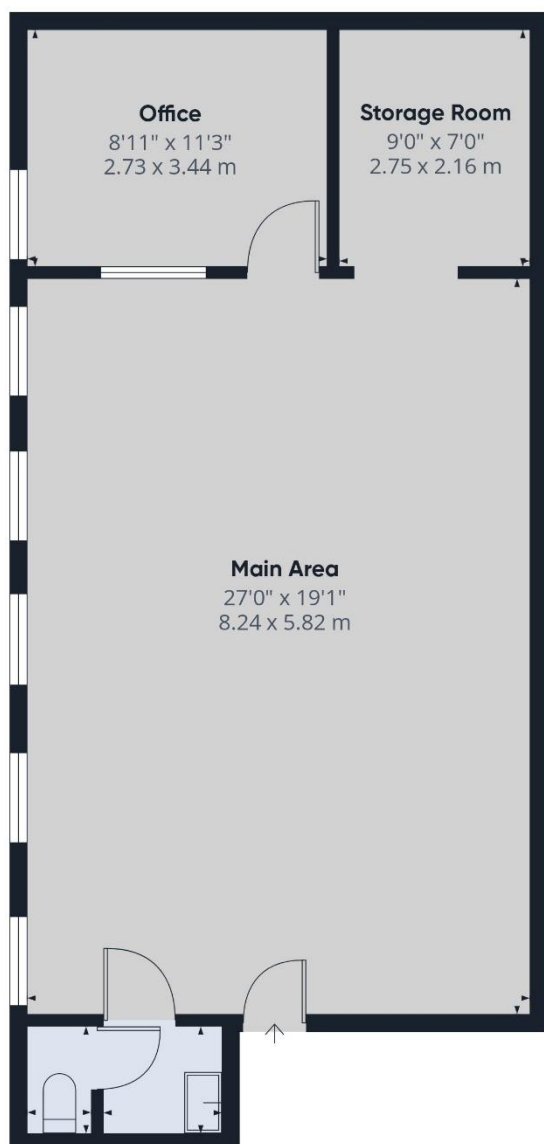
NOTE: These particulars are believed to be correct and do not form part of any offer or contract. Information that cannot be checked readily is as provided by the vendor. Internal measurements are to the nearest 15cm and external measurements are to the nearest metre.

MAUNDER TAYLOR

CHARTERED SURVEYORS ESTATE AGENTS MANAGING AGENTS
1320 High Road, London N20 9HP 020 8446 0011 maundertaylor.co.uk

First Floor, 1A The Old Print Works, Tapster Street, Barnet, Herts, EN5 5TH

Page



Lease Term: New FRI lease with service charge provision – outside the scope of the landlord & tenant act - terms to be negotiated.

Legal Fees: Each party responsible for their own costs.

EPC: Rated D

Business Rates: According to the VOA web site, the **Rateable Value** from **April 2026 is £12,750** This is NOT the amount of rates payable. For the actual amount of rates payable, interested parties are advised to make their own enquiries with Barnet Council.



PARTNERS: BR MAUNDER TAYLOR FRICS MAE, MH MAUNDER TAYLOR MSc FRICS FIRPM, R G MAUNDER TAYLOR AMAE MRICS MIRPM
ASSOCIATES: SE MAUNDER TAYLOR MIRPM AssocRICS, BA EWEN MNAEA, JD MELLOR DipSurv Pract

NOTE: These particulars are believed to be correct and do not form part of any offer or contract. Information that cannot be checked readily is as provided by the vendor. Internal measurements are to the nearest 15cm and external measurements are to the nearest metre.