



Highly Prominent Ex-Bank Premises 60-62 High Street Harlesden, NW10 4SJ

ENTIRE BUILDING FOR SALE

Ground, Basement and 2 Upper Floors

Total Area: 3410 sq ft (317 M²)

Location: Prominently situated in a corner location at the junction of High Street Harlesden and Wendover Road, immediately facing the Jubilee Clock Tower where nearby traders include numerous multiples including Iceland, Ladbrooks, Paul Tregeser Bakery and The Post Office.

Accommodation: Comprises a four storey period building previously occupied by HSBC Bank. Approximate dimensions are as follows:

Frontage: 28ft approx
Return: 46ft approx
Ground Floor: 1033 sq.ft. 96M²
Basement: 742 sq.ft. 69M²
1st Flr Offices: 957 sq.ft. 89M²
2nd Flr Offices: 678 sq.ft. 63M²

Total Area: 3410 sq. ft. 317 M²

N.B. Please note that the ground floor has a ceiling height of approximately 4.45m, and therefore it may be possible to install a further floor if required

Price £1.2m

User: The premises were previously used for banking purposes. The lower floors would be suitable for A1 retail or A2 office use, or a variety of other uses subject to planning consent. The upper floors are suited to office use.

Rateable Value: To be re-assessed.

Viewing: Strictly by prior appointment through 3H