

TO LET

5 Castle
Mews
North
Finchley
London
N12 9EH

£25,800 PER ANNUM



KEY INFORMATION

RENT: £25,800 Per annum

TENURE: By way of new FR and I Lease with periodic mechanisms for upward only rent reviews

LEGAL COSTS: Each side to be responsible for their own legal fees.

VAT: Under the Finance Acts 1989 and 1997 VAT may be levied on the rental price. We recommend that the prospective buyers establish the VAT implications before entering into any agreement.

RATES: Rateable value - £13,500 (as taken from Gov.uk)

This is not the amount you will pay. The rateable value is used to calculate your rates bill.

Please refer to the Local Authority for more information on rates

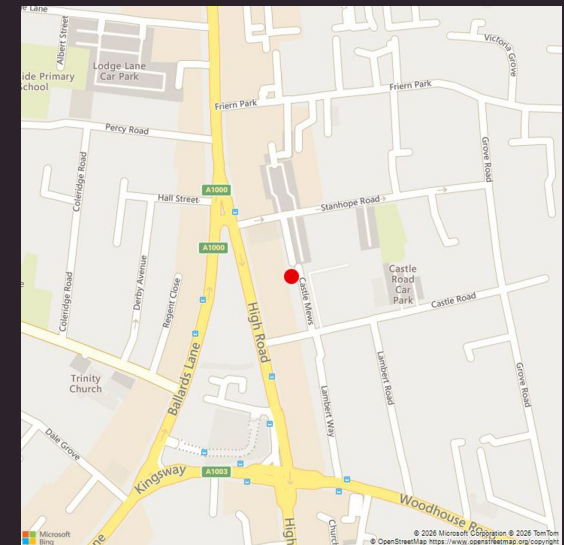
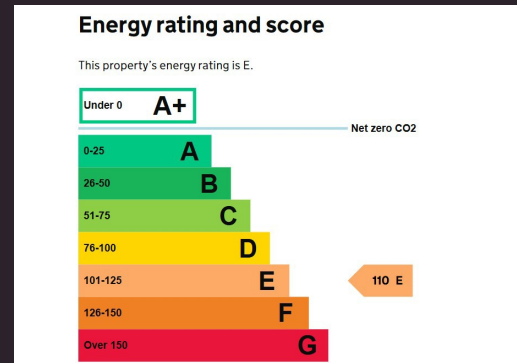
VIEWING: Viewing Via owners sole agents Paul Simon Seaton Commercial 020 8800 4321

DEPOSITS AND AML: PSS will take a non-refundable deposit of £2000 on lettings and £5000 on sales. This may alter subject to client's instructions.

PSS will charge £225 + VAT for referencing. We will carry out AML checks on each and every prospective tenant/purchaser.



ENERGY RATING



Paul Simon Seaton
Commercial & Investment

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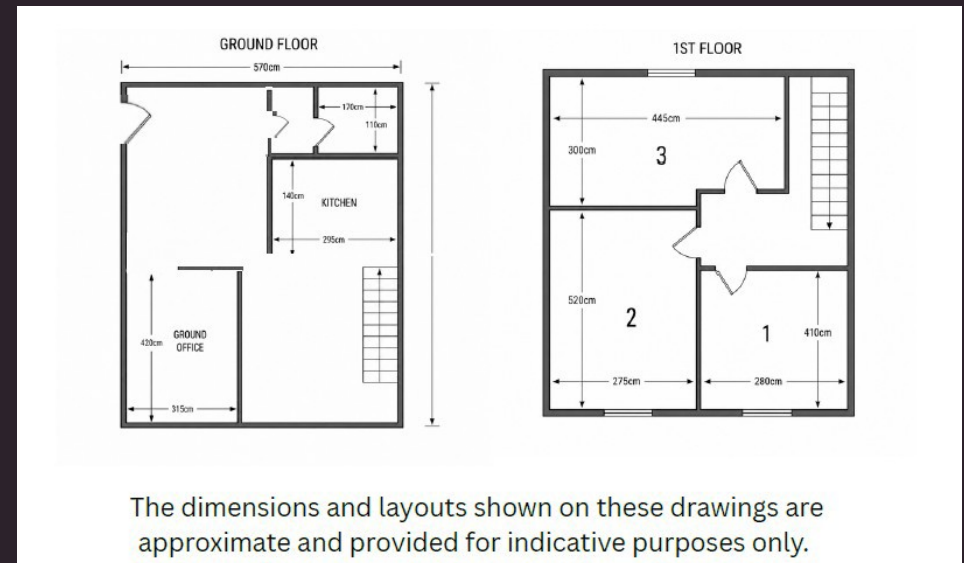
FEATURES

- Recently refurbished to a high standard
- Quiet Residential Mews
- Close to local amenities
- Good Transport Links

Recently refurbished to a high standard. Set on 2 floors with a G.I.A of approx. 845 sq.ft. Kitchen with breakfast bar, glass partitioning, w.c., Stairs up to first floor, currently divided into 3 offices. Laminate and carpet flooring throughout

Castle Mews a small residential pocket set off Castle Road, North Finchley which in turn joins the High Road between its juncture with Ballards Lane and Kingsway/Woodhouse Road. Woodside Park and West Finchley Underground are both a short distance away and the bus terminus is a short walk from the property.

DISCLAIMER: Paul Simon Seaton have been provided with these particulars by the client and accept no responsibility for errors, nor can any claim be entertained for any inconvenience, expense or other costs, caused by any reason of the withdrawal of the particulars of the property from the market. Floor area stated within these particulars are approximate and unless otherwise stated, all prices both for Freehold and rental costs and premiums are exclusive of VAT. Prospective purchasers or tenants are strongly advised to seek professional advice from a professional qualified surveyor and solicitors and to make their own enquiries, as to whether the property is suitable for the use that they require it and the apparatus, fixtures and fittings included in the contract are both working and fit for purpose.





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