

TO LET

LARGE COMMERCIAL UNIT CLOSE TO HARROW & WEALDSTONE STATION

UNIT 1 Premier House, 1 Canning Road, Harrow HA3 7TS



Features

- 4,210 Sq Ft (391.11 Sq M)
- On Application
- Shell & Core
- Next to Wealdstone Library
- Close to ASDA and The GYM
- New Lease Available

Summary

Unit 1 Canning Road forms part of the Premier House building on Wealdstone High Street which includes 121 apartments, The Wealdstone Community Hub Space, Wealdstone Library and a number of shops including a Greggs Bakers.

The commercial unit comprises 4,210 sq ft with exceptional ceiling heights and attractive roof light areas. The property lends itself to an imaginative fit-out and has enormous potential to become an interesting and unique commercial space.

Available on a new lease. Rent of application.



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For further information please contact:

Chamberlain Commercial (UK) Ltd, Unit 10, Bradburys Court,
Lyon Road, Harrow, Middlesex, HA1 2BY. **T** 020 8429 6899 / 020 7148 9000.
E info@chamberlaincommercial.com **W** chamberlaincommercial.com

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Location

Wealdstone is a busy shopping district within the London Borough of Harrow. The area has high density housing and excellent public transport links via Harrow & Wealdstone Station (Mainline and Bakerloo Line) with a fast train service to Euston within 15 minutes.

Description

Premier House is a large mixed use development consisting of 121 rental apartments with ground floor level commercial units which includes the Library, Wealdstone Community Hub Space and a Greggs Baker shop. Unit 1 Premier House is located to the rear of the building and faces Canning Road and Peel Road Public Car Park.

Tenure

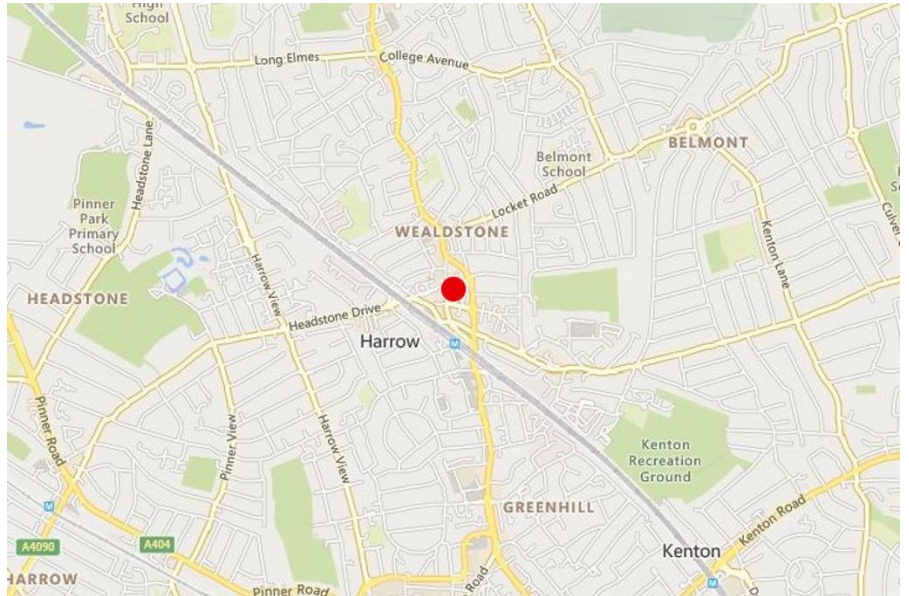
Leasehold

Terms

Available by way of a new Full Repairing and Insuring Lease for a term to be agreed. Rent on application.

Business Rates

To be assessed. London Borough of Harrow.



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Planning

E-Class Use. The property is suitable for leisure use, gym, medical, offices, hospitality, faith and community or education.

EPC

Energy Rating B.

Viewing

Strictly by prior appointment via joint letting agents Chamberlain Commercial.

Contact 020 8429 6899

Contact

Archie Chamberlain 0208 429 6890
archie@chamberlaincommercial.com

Harry Pountney 0208 429 6899
harry@chamberlaincommercial.com



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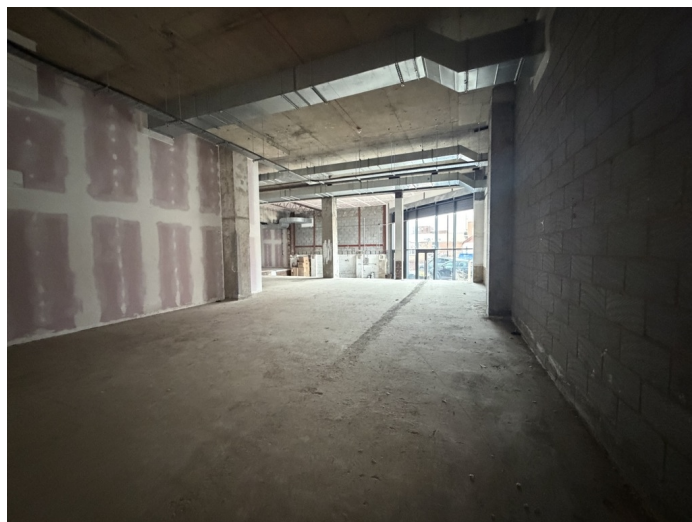
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