

**PROMINENTLY LOCATED OFFICES IN CAMDEN  
TO BE LET**

**1,000 Sq Ft (93 Sq M)**

**66-70 PARKWAY, CAMDEN, LONDON NW1 7AH**



**LOCATION:** Camden Town is one of the top tourist destinations, famous for Camden Lock & Stables Market. The property is situated on the North West side of Parkway which is the main thoroughfare running from the recreation facilities of Regent's Park to Camden High Street with its many multiple and local retailers, restaurants and bars. Transport facilities are excellent with Camden Town, Mornington Crescent (London Underground Northern Line) and Camden Road (London Overground) Stations all within a few minutes' walk which provides easy access to both the West End and City. Numerous bus routes also serve the area.

**DESCRIPTION:** The premises comprise offices arranged on the first floor partitioned into several private and general office areas.

---

66-70 Parkway, London NW1 7AH

T: 020 7482 1203 • F: 020 7482 4441 • E: [mail@christo.co.uk](mailto:mail@christo.co.uk) • [www.christo.co.uk](http://www.christo.co.uk)

### ALL MEASUREMENTS ARE APPROXIMATE

**First Floor**                      **1,000 Sq Ft (93 Sq M)**

**AMENITIES:**

Good Natural Light	Wooden Flooring
Electric Heating	Cat 5 Cabling
Toilets	Perimeter Trunking
Kitchenette	Air Conditioning

**LEASE:**                      **A New Full Repairing and Insuring Leases to be granted for a term of years to be agreed, subject to periodic upward only rent reviews. The lease is to be granted outside the security of the Landlord & Tenant Act 1954.**

**RENT:**                      **£35,000 + VAT per annum exclusive**

**S. CHARGE:**                      **£3 psf / £3,000 per annum**

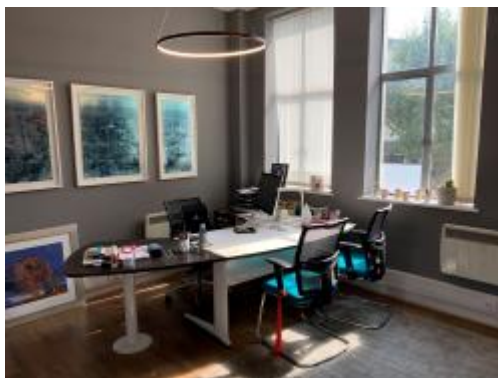
**B. RATES:**                      **We have been advised that the current business rates payable are £13,700 per annum. However, interested parties are advised to make their own enquiries to the Local Authority.**

**EPC:**                      **Available upon request.**

**VIEWING:**                      **Strictly by appointment through owners' Sole Agents as above.**

**CONTACT:**                      **Mert Seyhan**  
**020 7482 1203 / 07506 732734**  
[mert.seyhan@christo.co.uk](mailto:mert.seyhan@christo.co.uk)

### SUBJECT TO CONTRACT



66-70 Parkway, London NW1 7AH

T: 020 7482 1203 • F: 020 7482 4441 • E: [mail@christo.co.uk](mailto:mail@christo.co.uk) • [www.christo.co.uk](http://www.christo.co.uk)