

LOT
23

358 Neasden Lane North,
London NW10 0BT

Guide Price £190,000*

**HIGH STREET SHOP WITH STUDIO FLAT TO
REAR PRODUCING £8,500 PA**



This ground floor commercial premises is currently used as a massage parlour and is let on a 10 year lease starting October 2016 for a rental income of £833.33 pcm (£10,000 pa). In addition, to the rear of the shop is a studio flat producing an additional £8,500 pa. We understand the current tenants are holding over on the original terms of the Assured Shorthold Tenancy. The shop is located close to other local shops and amenities, including Tesco Express and Santander. Good transport links serve the area including the A406 North Circular Road and Neasden Underground Station, served by the Jubilee Line. This property will be of interest to investment purchasers.

ACCOMMODATION

Shop: area approx 44.39m²

Flat: reception room, open plan kitchen, shower room with WC

TENURE

Leasehold – 999 years from 1 January 2008

LOCAL AUTHORITY & TAX RATING

London Borough of Brent 020 8937 1234

Rateable Value: £12,750

VIEWING TIMES

By appointment through the Auctioneers

JOINT AUCTIONEERS

Ashfield Estates, 388 Neasden Lane North,
London NW10 0BT. Tel: 020 8450 0333



STARTING BID

FINAL BID

NOTES

SOLD UNSOLD SOLD PRIOR WITHDRAWN