

BROADWALK CENTRE | EDGWARE

Location

Situated directly opposite Edgware Station and just 30 minutes from Central London, The Broadwalk Centre offers 199,000 sq ft of quality retail space in the prime location of Edgware.

The subject property occupies a prominent position within The Broadwalk Centre adjacent to WHSmith and opposite Poundland. Other major retailers represented within The Broadwalk Centre include JD Sports, Superdrug, Boots, 02 and Holland & Barrett.

Accommodation

The property is arranged over ground floor providing the following approximate gross internal floor area

Ground Floor	4,279 sq ft	397.5 sq m
Area ITZA	1,743 sq ft	161.9 sq m
Total	4,279 sq ft	397.5 sq m

Term

The property is available on a full repairing and insuring Lease.

Rent

Price on application.

Service Charge

The Service Charge attributable for this unit is £41,802 per annum.

Rates

We are informed by the Local Rating Authority that the Rates Payable (2021/22) is as follows:

Rates Payable: £58,968

Note: Interested parties are advised to verify these figures with the Local Authority



UNIT 17, THE BROADWALK CENTRE, EDGWARE



RETAIL

EPC

Certificate available on request.

Legal

Each party is responsible for its own legal costs incurred in this transaction.

Viewing

For further information, please contact :

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SUBJECT TO CONTRACT



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