



GOLDERS GREEN

897 FINCHLEY ROAD
LONDON
NW11 7NX

DESCRIPTION & LOCATION

Designed in 1913 by T B Whinney for the London, City and Midland Bank, this stunning Grade II listed building, with its distinctive curved entrance façade built in rustic Portland stone, occupies the prominent corner site of Golders Green Road and Finchley Road in this bustling neighbourhood.

The property sits directly opposite Golders Green Underground station (Northern Line) and the Finchley Road Bus Station, immediately adjacent to **Virgin Money** and other occupiers close by include **Nationwide**, **Costa**, **Starbucks**, **Caffé Nero** and **NatWest Bank**.

ACCOMMODATION

The premises are arranged over Ground Floor with a Mezzanine level and Basement storage space and comprise the following approximate floor areas:

Ground Floor Sales	1,602 sq ft	148.89 sq m
Mezzanine Storage	144 sq ft	13.38 sq m
Basement Storage	1,200 sq ft	111.52 sq m

To be confirmed via on-site inspection

TERMS

The property is available by way of a new FRI lease, terms to be agreed.

RENTAL

£75,000 per annum exclusive.

BUSINESS RATES

Rateable Value 2022	£45,500
Rates Payable 2022/2023	£22,704

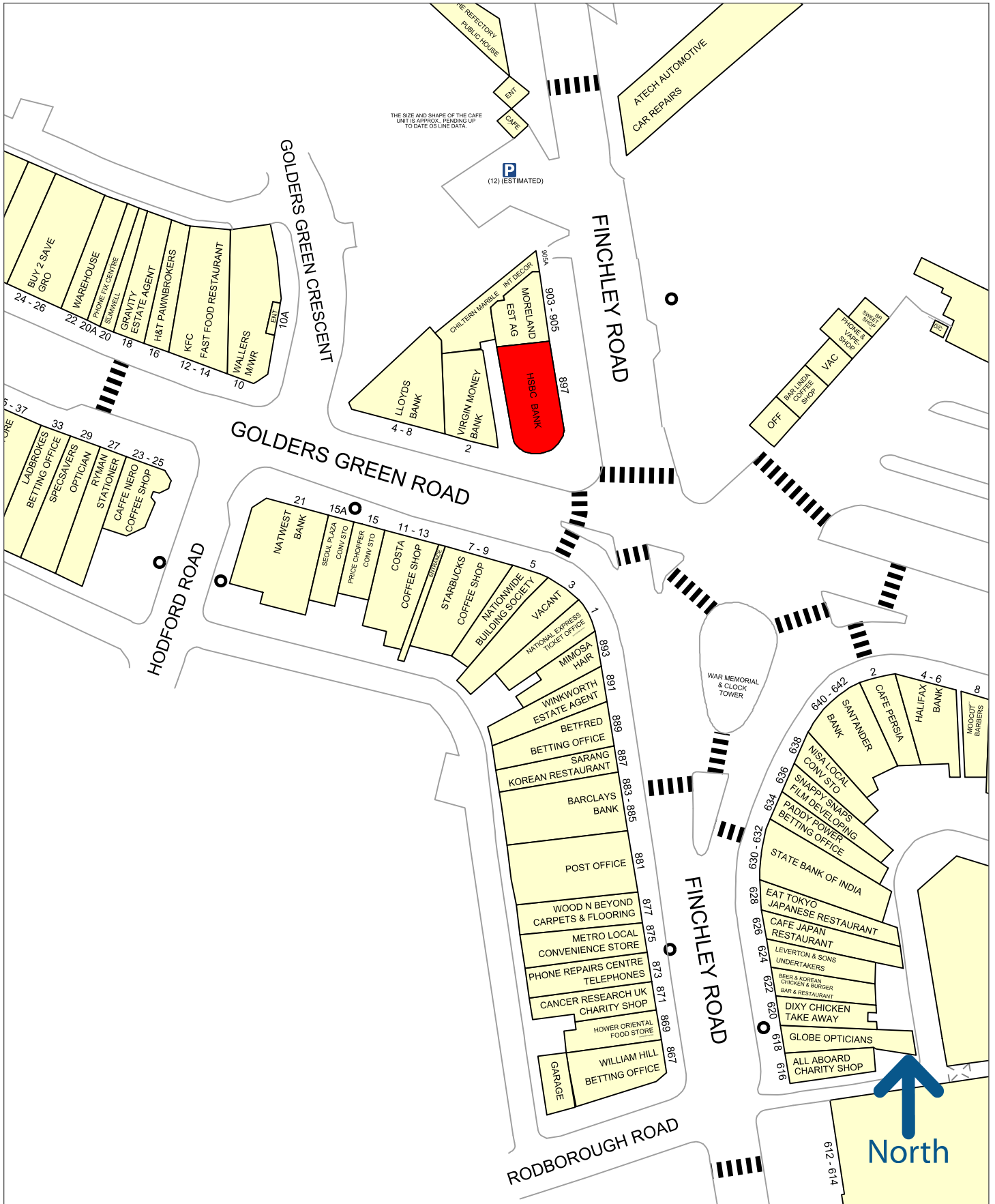
Up to 50% relief may be applicable to certain commercial properties for 2022/23, interested parties are advised to check with the local rating authority.

EPC

The property has an EPC Rating of D-87.

FURTHER INFORMATION

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50 metres

Experian Goad Plan Created: 28/03/2022
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