



Photograph taken August 2005

85 Camden Road, Camden, London NW1 9EY

TO LET

FORMER CAR DEALERSHIP

Location

• Prominently located fronting Camden Road (A503) at its junction with Rochester Road 0.25 miles north east of Camden Town. Close by is Camden Road station and Camden Town underground.

Description

• Car dealership comprising showroom, offices, parts department, workshop, external car display and parking. Above the property is a four storey block of flats leased by Camden Borough Council. There are two access points off Rochester Road.

Terms

• A new lease is available. Rent and terms on application.

Rateable Value

• £75,500.

Viewing

• The premises can be adequately viewed from the adjoining public highway, but if an internal inspection is required please contact ourselves to make an appointment.

Subject To Contract - March 2006

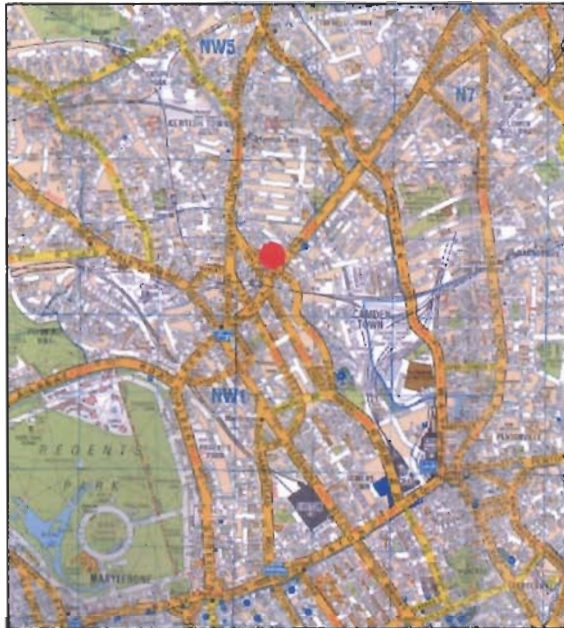
Accommodation

The property comprises the following approximate gross internal areas:-

| | Sq M | Sq Ft |
|--------------|--------------|--------------|
| Showroom | 261.9 | 2,820 |
| Offices | 51.3 | 553 |
| Ancillary | 27.6 | 297 |
| Kit/Offices | | |
| Parts Store | 100.9 | 1,086 |
| Workshop | 394.9 | 4,251 |
| TOTAL | 836.6 | 9,007 |

| | |
|---------------|-----------|
| Front Display | 30 |
| Side Display | 6 |
| General | 12 |
| TOTAL | 48 |

Site Area 0.18 Hectares 0.45 Acres



For further details call: 08702 257525

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