

# RENTAL DETAILS

**Storage Use**

**To Let**



**44 Tapster Street, High Barnet EN5 5TU**

## Location

The property is located in very close proximity to Barnet High Street, with its numerous shops and restaurants. The M25 (Junction 23) is approximately 2 miles to the North and High Barnet Underground Station (Northern Line) can be found within half a mile, with numerous bus routes also serving the location.

## Lettable area description

The Property comprises a former builder's yard, 44 Tapster street, essentially an undeveloped site. The Property can be used for vehicle parking and storage.

44 Tapster Street (Ex builder's yard)

Sq M	Sq. Ft	Acre
766	8,245	0.19

Please see appendix 1.

## Location plan

Please see appendix 2.

## Planning

Not to use the premises for any other purpose other than the permitted use of parking.

Other uses are subject to planning approval. It is advised that all proposals are discussed before submission both with Barnet Council's Local Planning Authority (020 8359 4974 and 4720 respectively).

## Rental terms

By negotiation.

## Costs

The prospective purchaser or tenant will be responsible for the Council's legal and surveyor's fees.

## Further Information in regards to this property please contact:

**Shah Islam** – Barnet Estates/Property Services

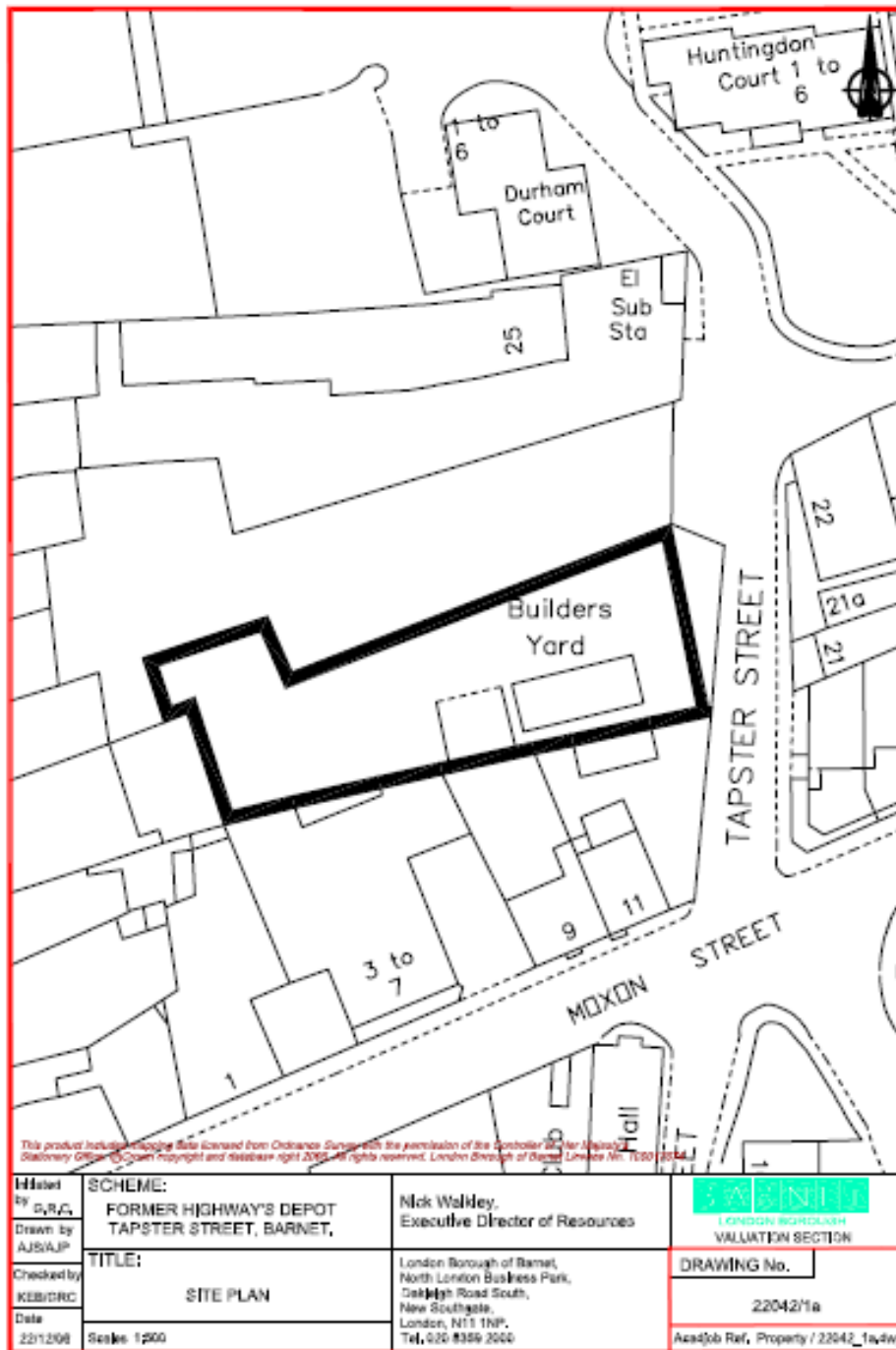
**Tel:** 020 8359 4467

**Email:** [shah.islam@barnet.gov.uk](mailto:shah.islam@barnet.gov.uk)

## **General Information**

1. The areas and measurements contained within these particulars are approximate figures only and no warranty is given as to their accuracy. The prospective tenants should satisfy themselves as to site areas and other matters of measurement from their own inspections and surveys. These details do not form part of any contract.
2. All statements made herein are made without responsibility on the part of the London Borough of Barnet and its employees, and should not be relied upon as statements or representations of fact. Prospective tenants must satisfy themselves by inspection or otherwise as to the correctness of each of the statements contained in these particulars.
3. The London Borough of Barnet and its employees do not give any warranty whatsoever in relation to the property.
4. The property will be leased as seen with all latent and patent defects and neither the London Borough of Barnet nor its employees warrant that it is suitable for any proposed use.
5. In no case shall any prospective tenant have any claim for expenses incurred in the preparation of any offer, nor in respect of any other matter.
6. The Council is not obliged to accept the highest or any offer received.

## Appendix 1





## Appendix 2

