



Arch 19
Loveridge Road
Kilburn
London
NW6 2EB



B1C/B2/B8 Opportunity close to Kilburn Station

TO LET

2,447 sq ft



Location

The arch is located with 2 minute's walk of Kilburn underground station (Jubilee Line) just off the A5 Kilburn High Road. The arch sits within a terrace of arches just off Loveridge Road. The arch opens on to a small self-contained gated compound area.

The A5 Kilburn High Road provides access to Central London to the South and to the M1/A406 junction to the North, thus providing good access across London.

Description

The arch is of a good height, 5m rising to approximately 8.2m at the apex and in a good location. There is a mezzanine within the arch, however there is potential to remove this to provide more natural light to the space. The unit has brick infills and W.C. facilities.

Floor Areas

	Sq ft	Sq m
Ground Floor	1,624	150.85
Mezzanine	823	76.43
Total	2,447	227.28

Terms

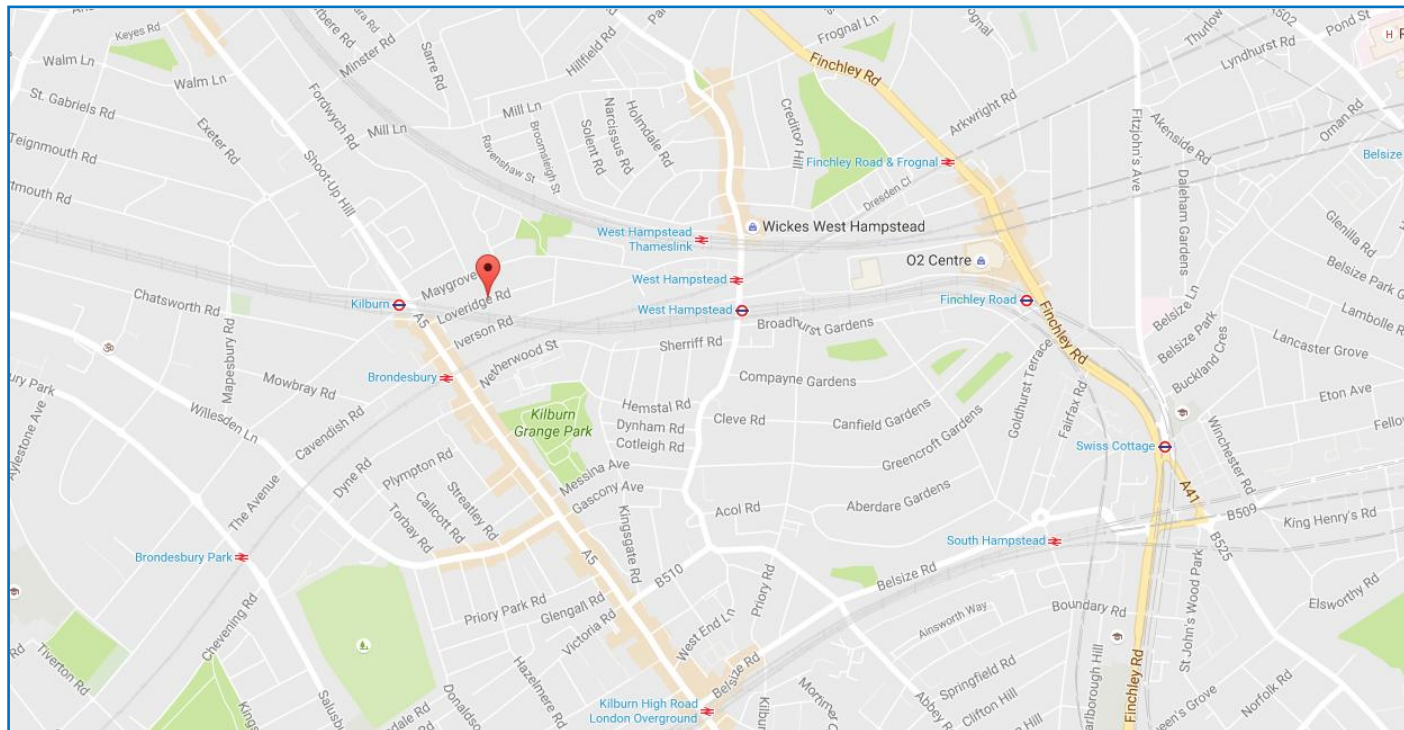
The arch is available for a term of 3 years outside the security of tenure provisions of the landlord and tenant act on terms to be agreed. Offers are invited in-excess of **£14 sq ft exclusive**. Rent will be plus VAT.

Rates

Interested parties are advised to make their own enquiries via the London Borough of Brent.

Legal Costs

Each party is to bear their own legal costs.



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Viewing

Viewings are available strictly by appointment through sole agents:-

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Transport for London