

# ROMFORD

# TO LET

**EXTENSIVE RETAIL PREMISES  
APPROX 460m<sup>2</sup>/4,948 sq.ft APPROX  
12.555m FRONTAGE TO MARKET PLACE**



**20 MARKET PLACE, ROMFORD, ESSEX RM1 3ER**



## LOCATION

The subject shop is located in an extremely prominent and convenient trading location fronting the Market Place beneath a Travel Lodge hotel in this important trading location.

## DESCRIPTION

Extensive Retail premises providing the following approximate dimensions and areas:-

Frontage  
12.555m/41ft 2ins

Shop Depth  
36.263m/119ft

Ground Floor Area  
460m<sup>2</sup>/4,948sq.ft approx.

Plus WC accommodation

## TENURE

New lease for a term to be agreed

## COMMENCING RENTAL

£75,000 pax plus VAT, Rates and Service Charge

## LEGAL COSTS

To be paid by ingoing tenant

## EPC

To follow

## GOAD PLAN

Attached

## GDPR

**General Regulations (GDPR) will take effect on 25 May 2018.**

**As a business we must have a lawful basis to process personal data, and therefore we require your written consent to hold your personal data on our files.**

## Anti Money Laundering

**Due to recent changes in the Anti Money Laundering regulation it is now standard procedure to undertake a Personal and Company and general AML checks.**

**Please note this is taken up for both Landlord/Vendor and Tenant/Purchaser and any other entity that has a relationship with the property.**

## VIEWING

Strictly by appointments via agent



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