

ROMFORD

FREEHOLD FOR SALE

PRICE REDUCED

UNEXPECTEDLY BACK ON THE MARKET DUE TO ABORTIVE NEGOTIATIONS

PROMINENT DOUBLE FRONTED SHOWROOM PREMISES

WITH 1st FLOOR UPPER PARTS

DOUBLE FRONTAGE APPROX 15m/49ft 3ins

ENTIRE TOTALS 242.24m/2,608sq.ft approx



162 RUSH GREEN ROAD, ROMFORD RM7 0JU AND 80 DAGENHAM ROAD



01708 731200

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www.andrewcaplincommercial.com

Queens Court, 9-17 Eastern Road, Romford, Essex, RM1 3NH



LOCATION

The subject property occupies an extremely prominent Corner Location at the junction of Rush Green Road & Dagenham Road at a very busy crossroads junction.

DESCRIPTION

Prominent Double Fronted Showroom premises with internally accessed first floors

The property provides the following approximate areas:-

Double Frontage 15m/49ft 3ins

162 Rush Green Road

Frontage	7.5m/24ft 7ins
Ground Floor	76.13sqm/820sq.ft
1 st Floor	46.31sqm/498sq.ft
Totals	122.4sqm/1318sq.ft

Rear door access to service road

80 DAGENHAM ROAD

Frontage	7.5m/24ft 7ins
Ground Floor	78.14sqm/841sq.ft
1 st Floor	41.66sqm/448sq.ft
Totals	119.8sqm/1289sq.ft

Entire Totals
242.24sqm/2608sq.ft approx.

TENURE

Freehold with full vacant possession

PRICE

£650,000 Subject to Contract

BUSINESS RATES

Via LBH Tel: 01708 434343

LEGAL COSTS

Each party to pay their own costs

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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