

HARROW SQUARE

51 COLLEGE ROAD, HARROW



Retail Expertise



EXCITING OPPORTUNITY TO LET OR MAY SELL



HARROW SQUARE

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LOCATION

Harrow is an affluent town that lies within the northern suburbs of Greater London, in the borough of Harrow. The town is situated approximately 12 miles north of Central London.



Harrow's location on the periphery of Greater London allows immediate access to the national motorway network and to large employment centres beyond the capital via the M25, M40, M1 and A1.



The town has excellent links with central London via rail and underground. Harrow-on-the-Hill Underground station provides regular access to Central London via the metropolitan line in a journey time of approximately 35 minutes.



Harrow is conveniently located only 11 miles from London Heathrow Airport.

SITUATION

Harrow Square occupies a prominent position on College Road, situated less than one minutes' walk from Harrow on the Hill Station and Harrow Bus Station. There are a number of national multiple occupiers in close proximity to the subject property and the units are in a high footfall location, being highly visual from College Road.

The mixed use scheme provides a new focal point for the immediate area, which consists of 318 new homes, a new 17,000 sq ft Library and public space which will play host to events and weekend markets.

ACCOMMODATION

The premises are arranged at ground floor only and can be let as whole or split into units providing the following approximate lettable areas:

Block	Unit	sq ft	sq m
A	1	2,616	243
	2	497	46
	3	1,633	151
A	Total	4,746	440
C	4	712	66
C	Total	712	66
D	5	1,503	139
	6	1,743	162
	D	Total	3,246
TOTAL		8,704	807

TENURE

The property is available on a new effectively full repairing and insuring lease for a term to be agreed.

RATES

The Business Rates will be subject to assessment post completion.

Interested parties are advised to make enquiries via Harrow London Borough Council (0208 901 2600).

SERVICE CHARGE

TBC

RENT

Upon application.

Subject to contract. Further information available upon request.

CONTACT

Viewing is strictly by appointment with:

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or via our joint agent Ferrari Dewe
Steve Keenan - 0208 427 4288

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