



## 14 Park Parade

Gunnersbury Avenue, London, W3 9BD

### Retail/Office Unit – ACTON

**547 sq ft**  
(50.82 sq m)

- RENT : £20,000 Per Annum Exclusive
- Ideal for range of Retail and Office occupiers
- Ready for immediate occupation
- High visibility/Prominent location – Junction of A406 & Gunnersbury Lane

# 14 Park Parade, Gunnersbury Avenue, London, W3 9BD

## Description

Ground Floor Unit – Total Gross Area : 547 sq ft

Ideal for a range of retail and occupiers

5.7 metre frontage – facing the North Circular (A406) – Highly visible

Air conditioning

Open plan layout

2.7 metre ceiling height

Gas central heating

Ready for immediate occupation

Business Rates payable – £7,168 approx

Rent is not subject to VAT

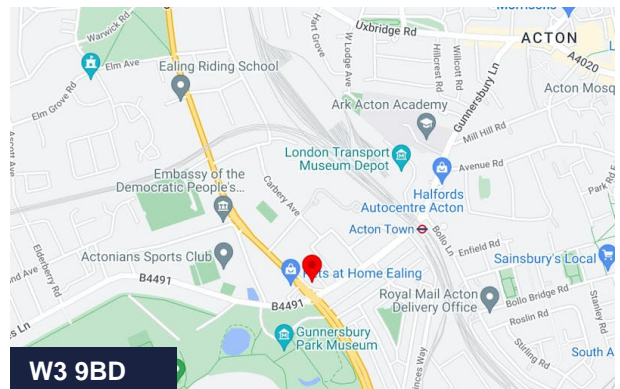
The unit is located within an established local parade close in Acton Town – close to the North Circular (A406)

New Lease available – all leases subject to a minimum 3 month rental deposit and rent is payable quarterly in advance

## Location

The property is located within an established local parade, on the north side of Park Parade, fronting the North Circular Road (A406) junction with Gunnersbury Lane (A4000).

Acton Town Underground Station (District and Piccadilly Lines) is situated approximately 0.3 miles to the north-east of the property.



## Summary

Available Size	547 sq ft
Rent	£20,000 per annum
Business Rates	Upon Enquiry
EPC Rating	D (92)

## Viewing & Further Information



Iftakhar Khan

020 3967 0103

ikhan@stirlingackroyd.com





