



To let

Kiosk in Ticket Hall, Highgate Station, N6

Places
for
London

The TfL Property
Company

Highgate Underground Station is situated on the Northern Line within Zone 3 of the Transport for London network, located between Archway and East Finchley stations. The station sees strong annual footfall, benefitting from a steady commuter and residential user base.

Positioned just off Archway Road (A1), Highgate Station offers convenient access into central London and the surrounding North London suburbs. It lies within the London Borough of Haringey, an area known for its mix of established residential communities and green open spaces.

Zone 3

Northern line

4.4 million

Annual Station Footfall.



Description:

The kiosk holds a prominent position immediately opposite the ticket barriers and is the only retail unit within the station.

Unit Size:

Total 11.33 sq m / 122 sq ft

Services:

Power, water & drainage.

Usage:

Retail

Lease:

5-year lease, contracted outside the Landlord & Tenant Act 1954, part II.

Annual RPI +1% for the rent review applicable.

Rent:

The rent payable to be a base rent or an agreed percentage of gross turnover, whichever is the higher, and will be net of VAT and exclusive of rates.

Rates:

Interested parties are advised to contact the VOA directly for more information.

Legal Costs:

Each party is to be responsible for their own legal costs.

Offers:

Interested parties will be expected to provide a full business case with financials and accompanying landlord pack describing proposed use.

ALL ENQUIRIES:

Roshni Patel
Roshni.N.Patel@cushwake.com

Alice Hershman
Alice.Hershman@cushwake.com



Places
for
London