

High Road Leyton, Leyton, E10 5QN £35,000 Per Annum



TURKISH RESTAURANT ESTABLISHED SINCE 2006 SITUATED ON HIGH ROAD LEYTON / EXISTING BUSINESS FOR SALE - PREMIUM (including all fixtures and fittings): £180,000 – 1560 SqFt

OC Commercial has the pleasure of presenting a well-known, authentic Turkish restaurant, situated on High Road Leyton. This 80-100 cover restaurant is currently running as 'Anatolia', and has been established since 2006 with a great reputation and brilliant reviews.

Other benefits include access to the property from a rear entrance, front and rear seating, basement/kitchen conversion, additional security with an electric shutter, alarm system/CCTV, and is situated on a busy road with heavy footfall.

(Permitted Opening Times: 10am - 11pm)

LEASE TERM: New renewable lease to be granted (maximum 20 year lease)

RENT: £35,000 Per Annum (payable quarterly)

DEPOSIT: 3 months

RATES: Small business rates relief upon application to local authority

EPC: To be provided

VAT: N/A

SERVICE CHARGE: N/A

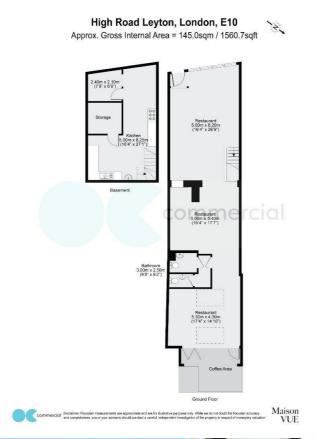
PREMIUM/GOODWILL: £180,000 (inclusive of fixtures and fittings)
LEGAL COSTS: Tenant and Landlord to pay their own solicitor's fees

- EXISTING BUSINESS FOR SALE -PREMIUM: £180,000
- 80 -100 COVERS
- CONVERTED BASEMENT/KITCHEN
- WALKING DISTANCE TO LEYTON
 STATION
- NEW RENEWABLE LEASE TO BE
 GRANTED
- PREMIUM/GOODWILL: £180,000 (inclusive of fixtures and fittings minus kitchen equipment)
- ESTABLISHED SINCE 2006

Viewing

Please contact our OC Homes Leyton Office on 02085561212

if you wish to arrange a viewing appointment for this property orrequire further information.













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