




MIXED USE A2 / B1 - FOR SALE

101 Stanmore Hill, Stanmore, Middlesex, HA7 3DZ



Location: Stanmore a prosperous and well established residential area, northwest of Central London within the London Borough of Harrow. The main shopping area of Stanmore is located in the Broadway on London Road/Church Road and has a wide variety of local shops and restaurants, as well as some national chain stores including Sainsbury's, Costa, Boots, Prezzo, Pizza Express, Lidl and Cafe Nero.

Description: A rare opportunity to obtain a development site fronting onto the public highway. Full planning permission (www.harrow.gov.uk application number P/1157/18) has been granted for redevelopment to provide single storey building with basement with mixed use office/professional services at ground floor (class A2/B1) approx.150m²; refuse and cycle storage; associated landscaping (demolition of existing Storage Buildings).

 Rare Development Opportunity

 Full Planning Permission Granted

Planning: Interested parties are recommended to make their own enquiries with the relevant local Planning Authority (Harrow Borough Council 020 8863 5611) to ensure that any proposed use is in accordance with the current planning policy.

EPC: To be confirmed.

PRICE: Offers in excess of £275,000 – Freehold.

LEGAL COSTS: Each party to be responsible for their own legal costs.



Artist Impression for illustration purposes only. Any shown external materials are subject to conditions & approval by the council



VIEWING & FURTHER INFORMATION: Strictly by prior appointment.

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