

## TO LET SHORT TERM OPEN STORAGE LAND 5,925.20 Sq M (63,780 Sq Ft)



## SITES A and B 85 MARSH LANE TOTTENHAM LONDON N17

See important notice overleaf

# 020 8367 5511

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## SITES A and B 85 MARSH LANE TOTTENHAM LONDON N17

**DESCRIPTION & SITUATION** Marsh Lane is situated off Willoughby Road (B137) which provides access to the A1055 (North South Route) which links up with the North Circular Road A406 and further north to the M25 Junction 25 at Enfield. The site in question is located next to the London Transport Northumberland Park Depot with Northumberland Park train station giving easy access into Central London (Liverpool Street).

**TERMS** A short lease by negotiation is to be offered outside the security of tenure provisions of the Landlord and Tenant Act 1954 as amended.

<b>SITE AREAS</b>	Site A	2,300.5 sq m	24,763 sq ft
	Site B	3,624.7 sq m	39,017 sq ft
	Total	5,925.2 sq m	63,780 sq ft

Will let individually or as one.

**RENT** On Application

**NB:** As this site is to be eventually developed out by our clients we would like to point out to you that tenants involved in an operation which may cause pollution will not be considered.

**RATES** Interested parties are advised to make their own enquires

**LEGAL COSTS** Both parties are to be borne by the ingoing tenant.

**VIEWING** Contact  
BOWYER BRYCE  
Ian Stewart or Paul Quy  
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Ref: 011621

### Important Notice

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