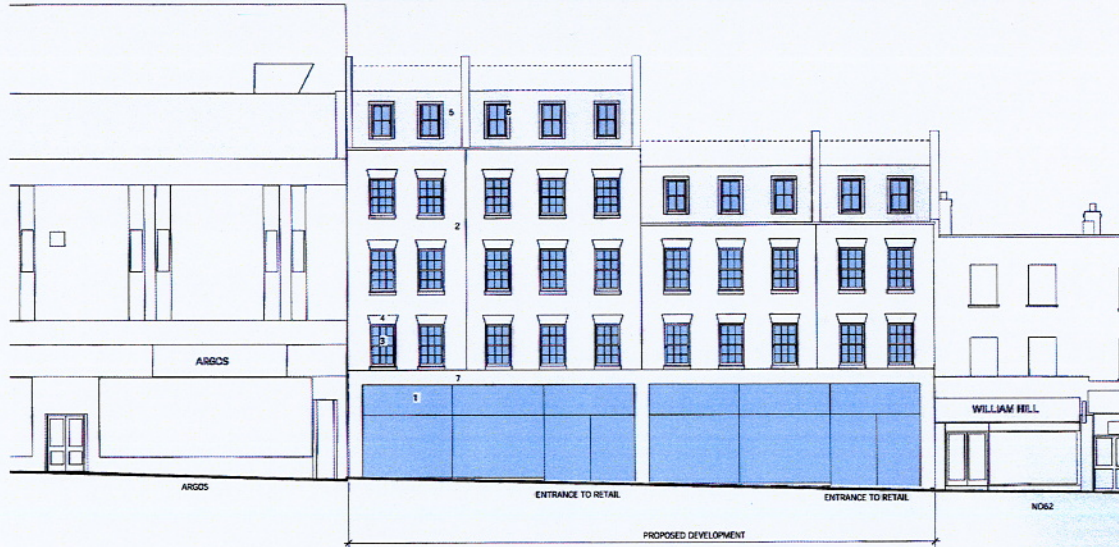


PRIME RETAIL OPPORTUNITY

*** 2 NEW RETAIL UNITS – COLUMN FREE ***

GROSS FRONTAGE 21.94 SQM (72 FT)

64 – 70 CAMDEN HIGH STREET, LONDON NW1



- Adjacent to **Argos** and **William Hill**, close to **Woolworths**, **Somerfield** and **Marks & Spencer**
- New mixed use development for completion mid-2009 – Retail units available for Christmas 2008 trading
- Gross frontage of each unit 10.97m (36 ft)
- Net frontage of each unit 9.75m (32 ft)
- Internal width (widest part) 10.05m (33 ft)

	<u>Ground Floor Sales</u>	<u>Ancillary Basement</u>	<u>Total</u>
Unit 1	200 sqm (2153 sq ft)	51 sqm (548 sq ft)	251 sqm (2701 sq ft)
Unit 2	200 sqm (2153 sq ft)	51 sqm (548 sq ft)	251 sqm (2701 sq ft)
Combined Unit	400 sqm (4306 sq ft)	102 sqm (1096 sq ft)	502 sqm (5402 sq ft)

- New flexible leases by arrangement at a commencing rent of **£120,000** pax per unit, subject to lease and contract
- Developers finish with capped off services

*** FOR INDICATIVE FLOOR PLANS SEE REVERSE (NOT TO SCALE) ***

ALL FURTHER ENQUIRIES TO NIGEL DAVIES

PROPERTY PARTICULARS

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