

52 HENDON LANE LONDON, N3 1TT

£20,000 PER ANNUM
RETAIL UNIT TO LET

- Located on Hendon Lane, Finchley, 0.7 miles from Finchley Central Underground Station (Northern line)
- Arranged over ground floor, with additional basement space, totalling approximately 701 square feet (65.14 square metres)
- Suitable for a range of uses
- Available with a new lease and no premium
- EPC Rating - E

Harston & Co

Location

The property is located on Hendon Lane in Finchley, within the London Borough of Barnet. The property is situated opposite Pardes House Grammar School and there are a mix of independent occupiers nearby. The area is well connected, with the A406 (North Circular), M1, and Finchley Road all within easy reach. Finchley Central Underground Station (Northern Line) is 0.7 miles away and the area is also well served by buses.

Please note all distances given are approximate only.

Description

Commercial unit providing approximately 701 square feet (65.14 square metres), arranged over ground floor with additional basement space, as follows:

Ground floor (retail space, kitchen, w/c): 514 square feet (47.79 square metres)

Basement: 187 square feet (17.35 square metres)

The property previously traded as a hairdressers. The unit benefits from electric shutters, small yard, kitchen, and a w/c.

Please note that these sizes given are approximate only. All interested parties are advised to rely on their own inspection and survey.

Business Rates

2026 Rateable Value: £16,250

UBR (2026/27): 38.2p/£

Rates Payable: £6,207.50

These figures have been provided by HMRC. All interested parties are advised to make their own enquiries to confirm the accuracy of these figures with the London Borough of Barnet business rates department.

VAT

The property is not elected for VAT.

Terms

The property is available with a new FRI lease at £20,000 per annum exclusive on a lease to be excluded from the 1954 Landlord and Tenant Act. All negotiations are strictly subject to contract.

Viewings

Viewings are strictly by appointment through Harston&Co.



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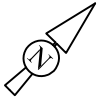
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LEASE PLAN

MAIN PLAN



 LEASE AREA

PROPERTY ADDRESS:

52 Hendon Lane,
Finchley,
London,
Barnet
N3 1TT

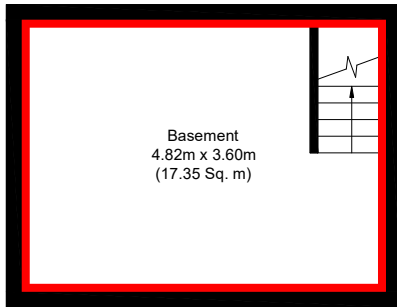
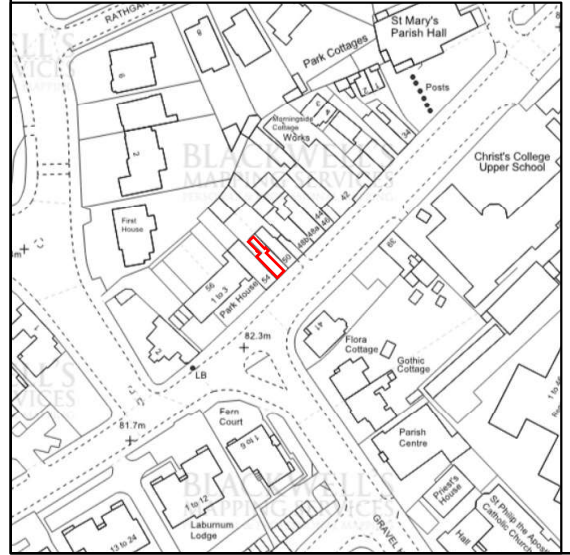
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DATE: 25/02/26

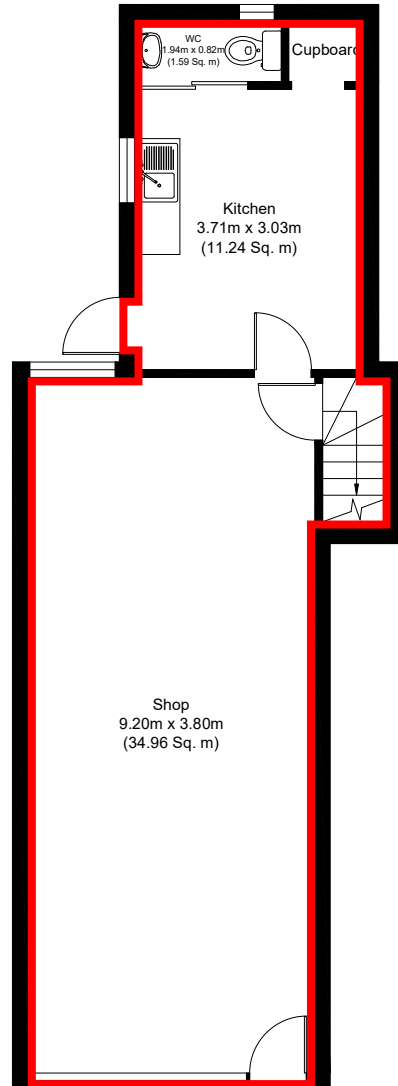
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LOCATION PLAN - SCALE: 1:1250



Basement



Ground Floor

