

The Spires Barnet

Unit 15

TO LET



LOCATION

The Spires Shopping Centre offers prime retail space in Barnet and benefits from Waitrose as its anchor tenant. The subject premises is well-located within the scheme, adjacent to **Deli House** and **Savers** and opposite **Card Factory** and **Waitrose**.

ACCOMMODATION

The property provides the following approximate areas;

Ground Floor: **814 sq ft** **75.6 sq m**

LEASE TERM

A new effectively full repairing and insuring lease for a term to be agreed.

RENTAL

On Application

SERVICE CHARGE

£7,030 pa.

INSURANCE

£474 pa.

RATING

The property is assessed for rates as follows:

Rateable Value 2023:	£24,750
UBR 2025/26:	49.9p
Estimated Rates Payable:	£12,350

This information is for guidance purposes only. Interested parties are advised to make their own enquiries with the VOA.

EPC

Available on request.

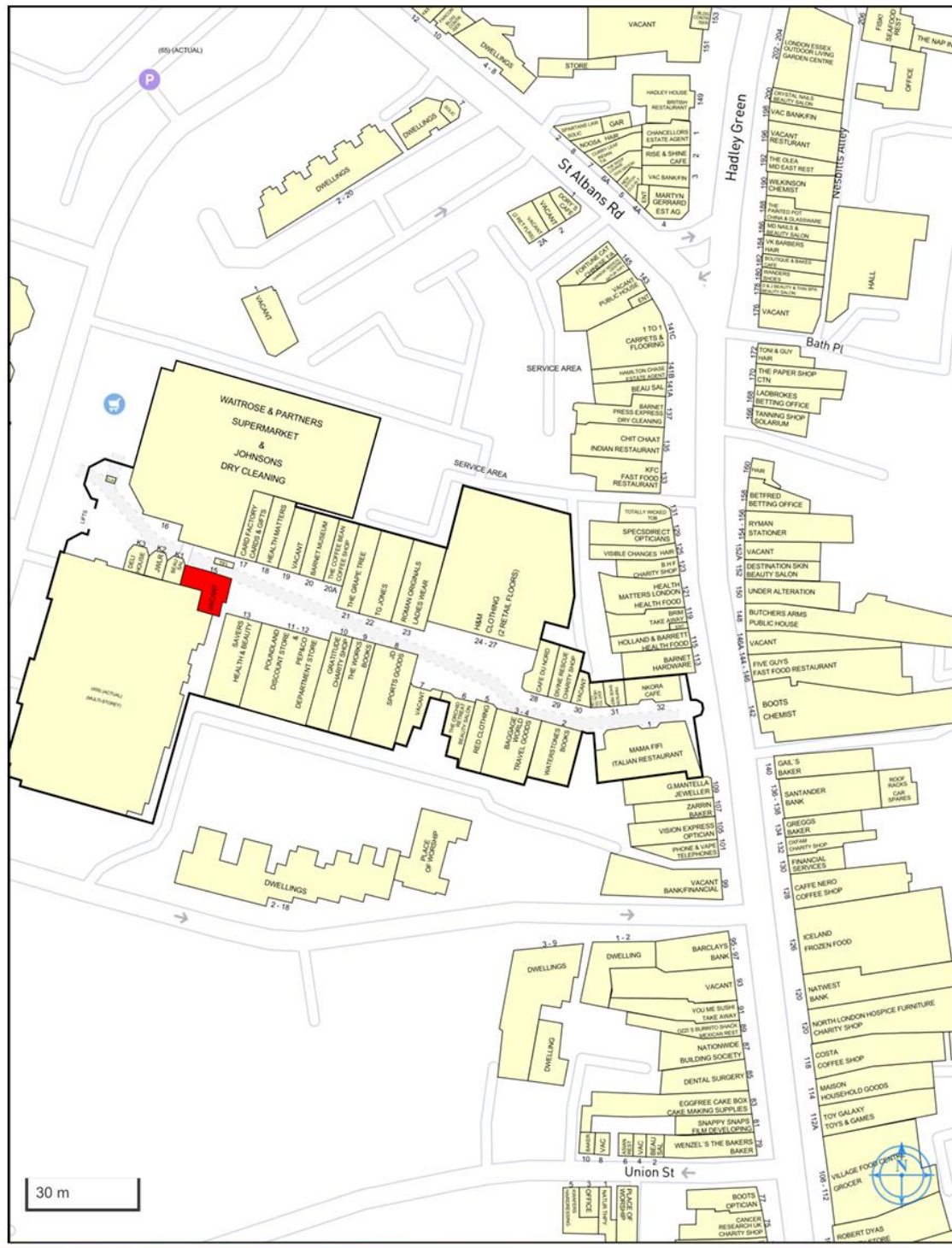
LEGAL COSTS

Each party shall be responsible for their own legal costs incurred in this transaction.

VIEWING AND FURTHER INFORMATION

All viewings should be made strictly via appointment.

Date: November 2025



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