



CLASS E UNIT TO LET CAMDEN

32-36 CAMDEN HIGH STREET, CAMDEN, LONDON, NW1 0JH

SUBJECT TO VACANT POSSESSION

Location:

The subject property occupies a prominent position in Camden with a c.14m frontage on Camden High Street. Mornington Crescent Station (Northern Line Services) is located a short walk away from the subject property.

Nearby occupiers include Domino's, Sainsbury's Local, KFC, Poundland, B&Q Local, Savers, Papa Johns and William Hill, amongst several others and a wide variety of established independent occupiers.

The site is also situated in very close proximity to KOKO Camden Music Venue / Nightclub which has an event capacity of 1,500.

Rent:

O.I.E.O £90,000 per annum exclusive.

Accommodation:

The unit is arranged over Ground Floor and Basement only and has the following approximate net internal areas:

Ground Floor: 1,650 sq. ft. (153.29 m²)

Basement: 1,224 sq. ft. (113.70 m²)

Lease:

The premises are available by way of a new FRI lease subject to 5 yearly upwards only rent reviews.



Use:

The subject property benefits from Class E planning consent. Alternative uses may be considered subject to planning permission.

Rates:

The current rateable value for £80,000 with effect from 1st April 2026 ([VOA Link](#)).

Interested parties are advised to make their own enquiries directly with the Local Authority.

Legal Costs:

Each party to bear their own legal costs.

Viewings:

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Location Map:

