



## **MAGPIES 2**

*Insulated Workshop/Studio/Office*

<b>FLOOR AREA IN SQ METRES:</b> Rates are apportioned according to this figure. Multiply metres by 10.76 to get sq ft.	58
<b>FLOOR AREA IN SQUARE FEET</b>	624

### **RENT BREAKDOWN**

**RENT IS £12 per sq foot. \*Total includes car space allocation.**

RENT* ONLY PER YEAR	RENT* ONLY PER MONTH	RENT* ONLY PER WEEK	RATES* ONLY PER YEAR	RATES* ONLY PER MONTH	RATES* ONLY PER WEEK	TOTAL PER YEAR	TOTAL PER MONTH	TOTAL PER WEEK
£7853	£654.42	£151.02	£952.18	£79.35	£18.31	£8805.18	£733.77	£169.33

**THE PROPERTY IS FIRST RENTED BY MEANS OF A ONE YEAR LEASE which excludes the security of tenure provided by the Landlord & Tenant Act 1954. *By agreement this lease may be renewed on the same terms at the end of the year.***

**The lease asks for THREE MONTHS' RENT in advance. Also, unusually, the lease allows the tenant THREE MONTHS' NOTICE to quit .**

**FOR FURTHER DETAILS RING JANE GILL AT HIGHGATE**

**07866 309854**

e-mail: [john@highgateworks.com](mailto:john@highgateworks.com)