

159 IVERSON ROAD

WEST HAMPSTEAD, NW6 2RB

FOREST

REAL ESTATE

FOR SALE

1,739 SQ FT

Income Producing Ground Floor Investment in central West Hampstead

Key Features

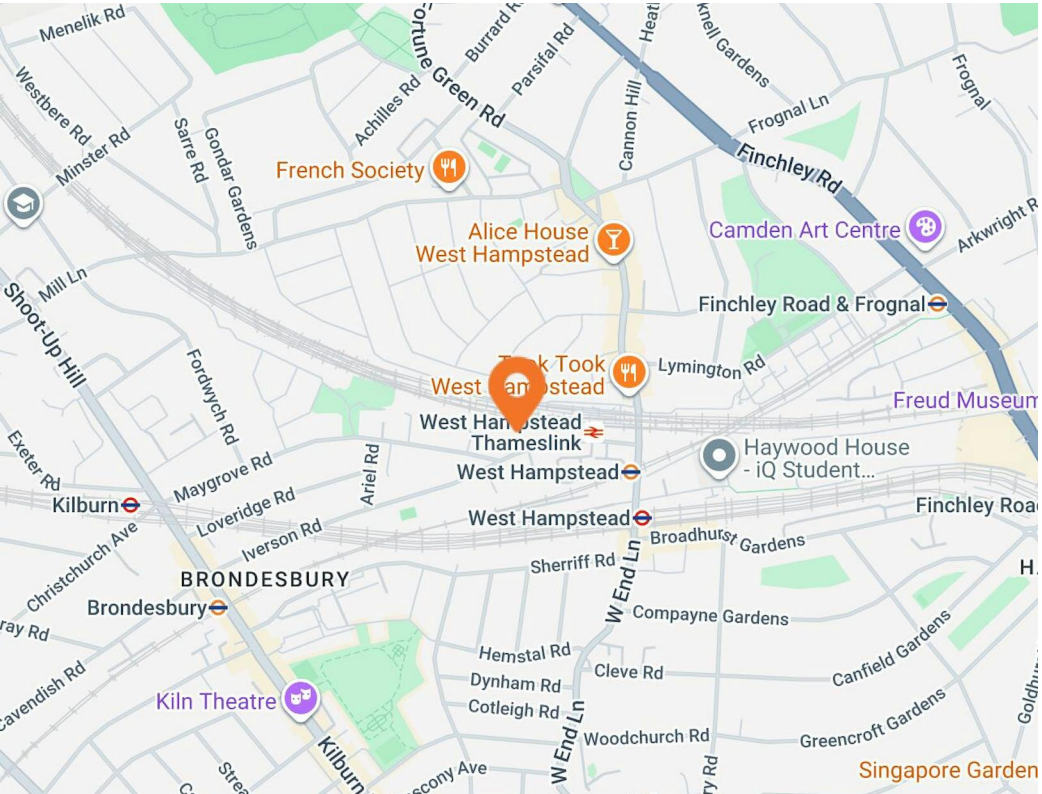
- Long leasehold - 250 years
- New 15-year lease
- State of the art fit out
- Prominent glazed frontage
- Income producing investment
- High end dentist occupier
- Self contained lateral space
- Minutes walk from West Hampstead underground and overground stations

159 Iverson Road
West Hampstead, NW6 2RB









Description

An attractive income-producing investment opportunity situated on Iverson Road, West Hampstead. The property occupies the ground floor of this mixed use building.

Let to an established dental practice on a brand new 15-year lease, producing a secure rental income of £75,000 per annum. The long-term letting provides investors with an attractive income stream and the benefit of a strong occupational covenant.

Further details, including the full investment terms, are available upon request.

Location

West Hampstead is a vibrant and well-established North West London neighbourhood, offering an attractive mix of independent cafés, restaurants, shops and leisure amenities alongside excellent transport connections.

Iverson Road is particularly well located, with West Hampstead Thameslink station directly on the road, providing regular services across London and direct connections to Gatwick and Luton Airports.

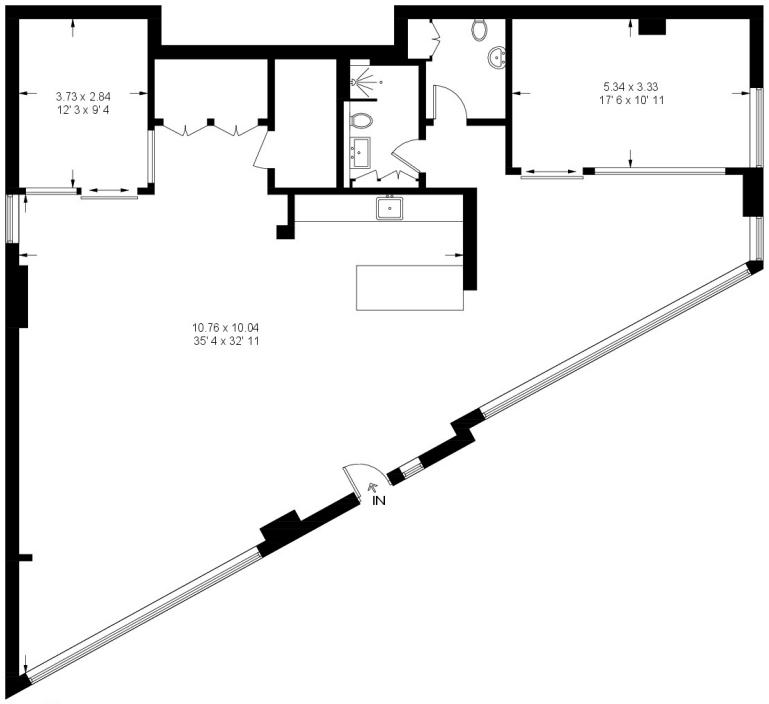
West Hampstead Underground station is also within a short walk, providing access to the Jubilee Line with direct services to Baker Street, Bond Street, Westminster, London Bridge and Canary Wharf, while West Hampstead Overground offers further connections across the capital.

Finchley Road Underground station, serving the Jubilee and Metropolitan lines, is also within easy reach.

Plans

Floor Layout

159-161 Iverson Road, West Hampstead



Ground Floor

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Availability

Price	Offers in excess of £975,000
Rates	N/A
Service Charge	N/A
VAT	Applicable
EPC	B (32)

Contact

Casey Okin
020 3370 4470 | 07391 453 076
casey@forestrealestate.co.uk

Zach Forest
020 3370 4470 | 07890 209 397
zach@forestrealestate.co.uk

City Fringe Team
55 St John Street, London, EC1M 4AN
020 3370 4470

Industrial Team
Oak House, Reeds Crescent, Watford, WD24 4QP
020 3355 1555

West End Team
Oak House, Reeds Crescent, Watford, WD24 4QP
020 3370 4470

www.forestrealestate.co.uk
info@forestrealestate.co.uk

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