

Lot 47, Workshop / Site at the rear of 20 Hendon Lane, Finchley, London, N3 1TR

For sale by Auction on 18th September 2025 (unless sold or withdrawn prior)



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Property Information

London Development Opportunity

- Workshop with Redevelopment Potential
- Planning consent for Construction of 2 Storey E Class building
- Situated 300 metres from Finchley Central Station.
- Affluent North-west London Suburb

Lot

47

Auction

18th September 2025

Vacant Possession

Status

Available

Sector

Development

Auction Venue

Live Streamed Auction

Location

Miles

6 miles north of the West End of London

Roads

A598. A406 (North Circular Road)

Rail

Finchley Central Underground Station (Northern Line)

Air

London Heathrow Airport, London City Airport, London Luton Airport

Situation

20 Hendon Lane is situated within a neighbourhood parade on the north side of Hendon Lane close to its junction with Regents Park Road, The parade is occupied by an eclectic mix of local traders. The property is situated at the end of the service road to the rear of the parade , which is accessed from Victoria Avenue. The service road also provides a tidy access to the the residential flats above the shop in the parade.

Tenure

Freehold.

EPC

See Legal Pack

Description

The property comprises a partly constructed 2 storey building on a broadly regular shaped and level site of approximately 40 sq m (430 sq ft)

The property benefits from historic planning consent for the "Demolition of the existing workshop and replacement with a two storey Class E building including office" granted on 30th July 2021 by the London Borough of Barnet under planning reference number 20/5857/FUL. (1)

VAT

VAT is applicable to this lot.

Note

The Special Conditions of Sale provide for the Buyer to pay to the Seller on completion, a contribution to the Seller's costs in addition to the purchase price.

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Tenancy & Accommodation

Floor	Use	Site Areas Approx sq m	Site Areas Approx sq ft	Possession
Ground First	Workshop	40	(430)	Vacant Possession

(1) The planning consent granted 30th July 2021 under reference 20/5857/FUL was conditional on the development beginning 3 years from the date of consent. Potential bidders are required to satisfy themselves as to the whether or not the incomplete development on the site satisfied this condition.

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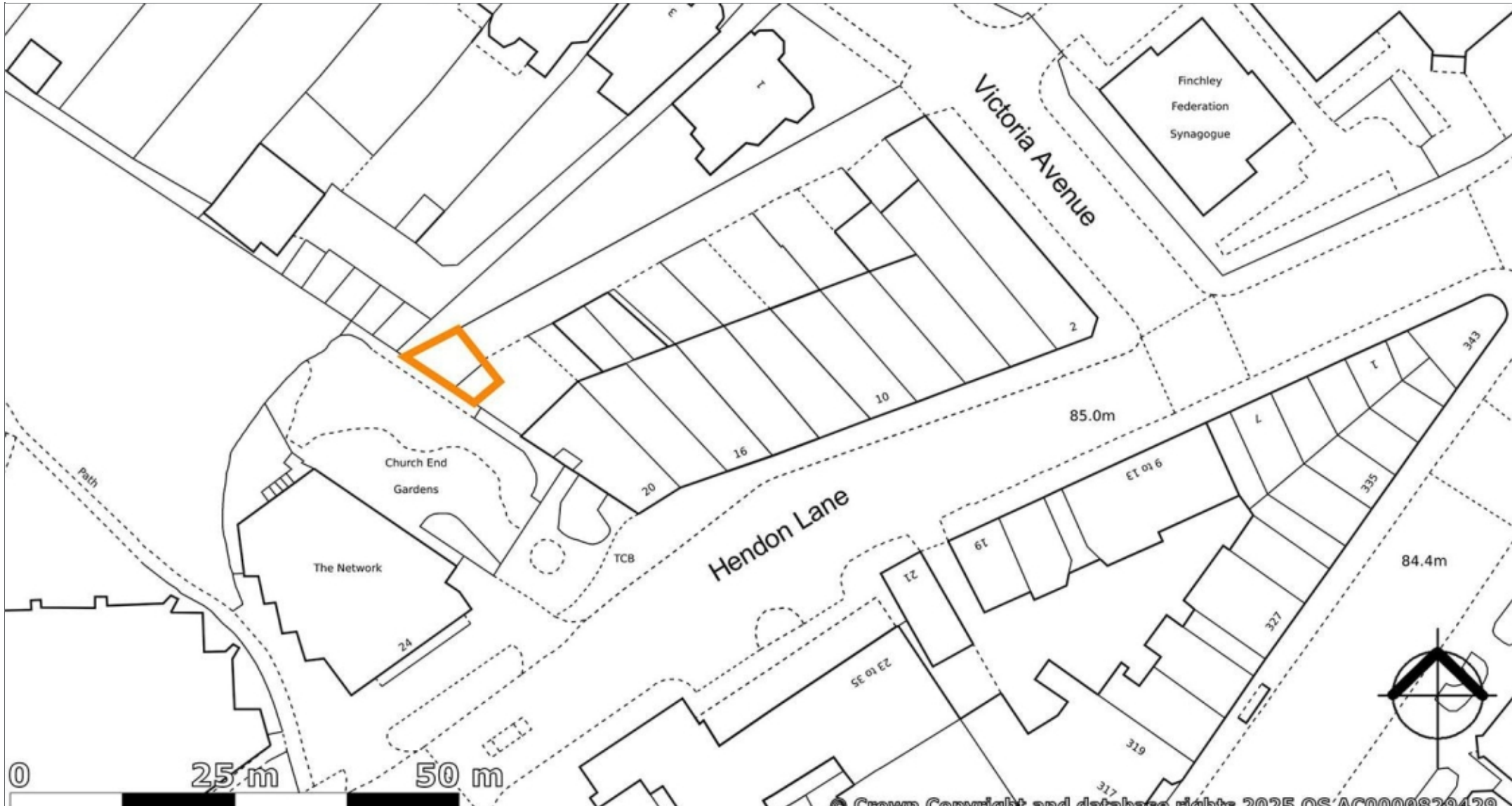
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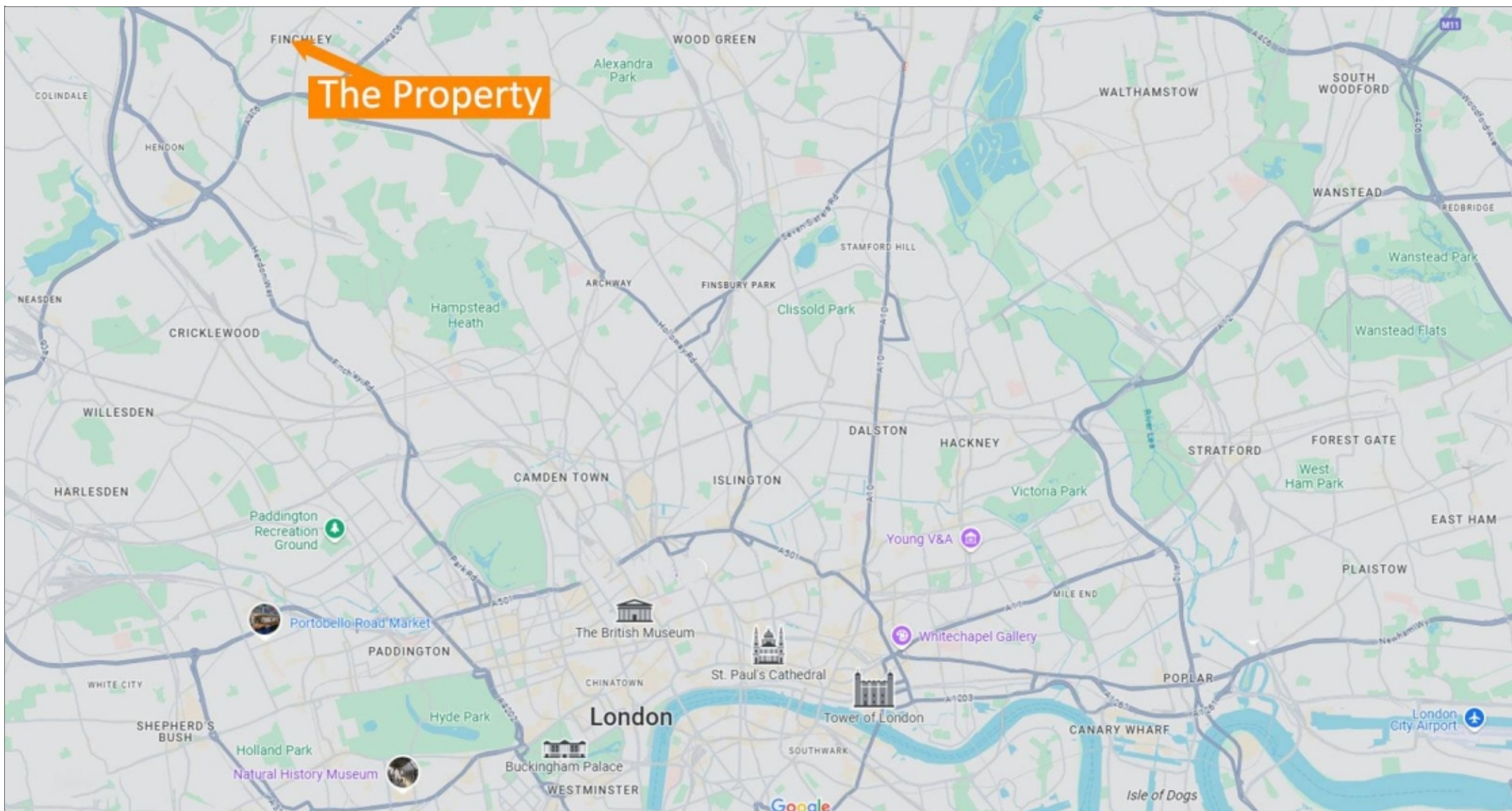
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2024