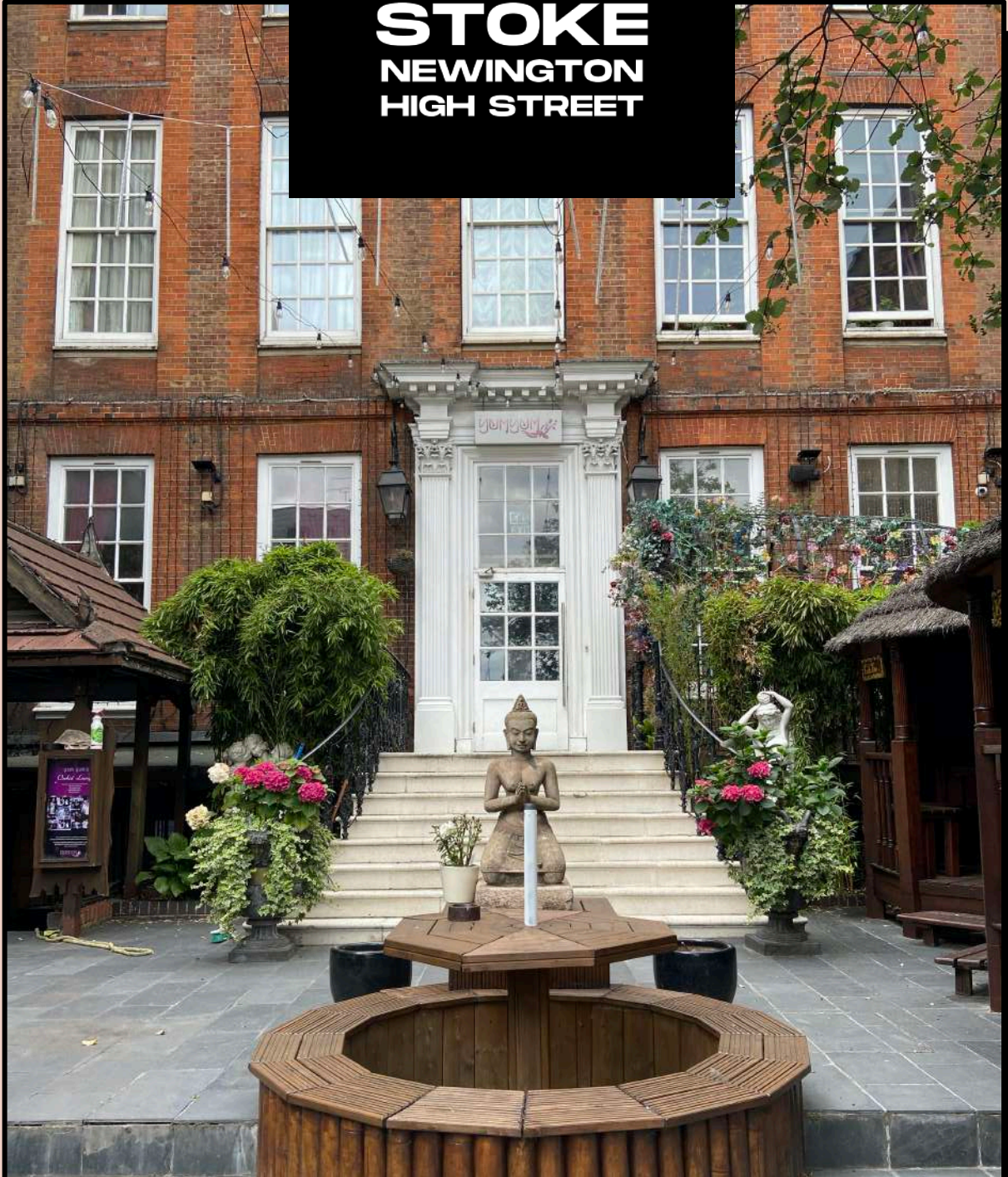


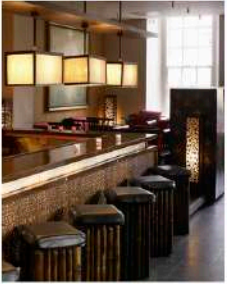
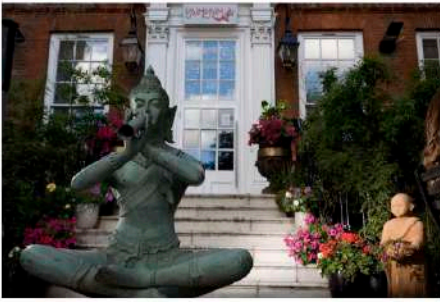
**187**  
**STOKE**  
**NEWINGTON**  
**HIGH STREET**



**FULLY FITTED RESTAURANT / BAR / CLUB**

**R A V E N R O S E**

# 187 STOKE NEWINGTON HIGH ST



## Accommodation

Ground Floor Restaurant – 4,500 sq ft  
Courtyard – 1,500 sq ft  
Basement Bar / Club / Kitchens – 4,000 sq ft

## Rent

Upon Application.

## Lease

New lease for a term to be agreed.

## Use Class

A3

## Premises Licence

Supply of alcohol:

### *Ground Floor:*

Monday to Sunday, from 18:00 to 23:30

### *Basement*

Monday to Thursday, from 18:00 to 00:30

Friday to Saturday, from 18:00 to 01:30

Sunday, from 18:00 to 00:30

## Business Rates

2017 Rateable Value - £160,000  
Rates Payable 2020/21 – N/A

## Location

The building occupies a striking position on Stoke Newington High Street, close to the junction with Church Street. Occupiers nearby include Whole Foods, Franco Manca, and The Good Egg. The property is to be handed over as a fully fitted restaurant, complete with kitchen, extraction, comprehensive back of house space and fully fitted bar / club in the basement.

## Contact

Contact solely retained agents Raven Rose:

*Josh Rose*

[josh@ravenrose.co](mailto:josh@ravenrose.co) / 07872 027 385

*James Raven*

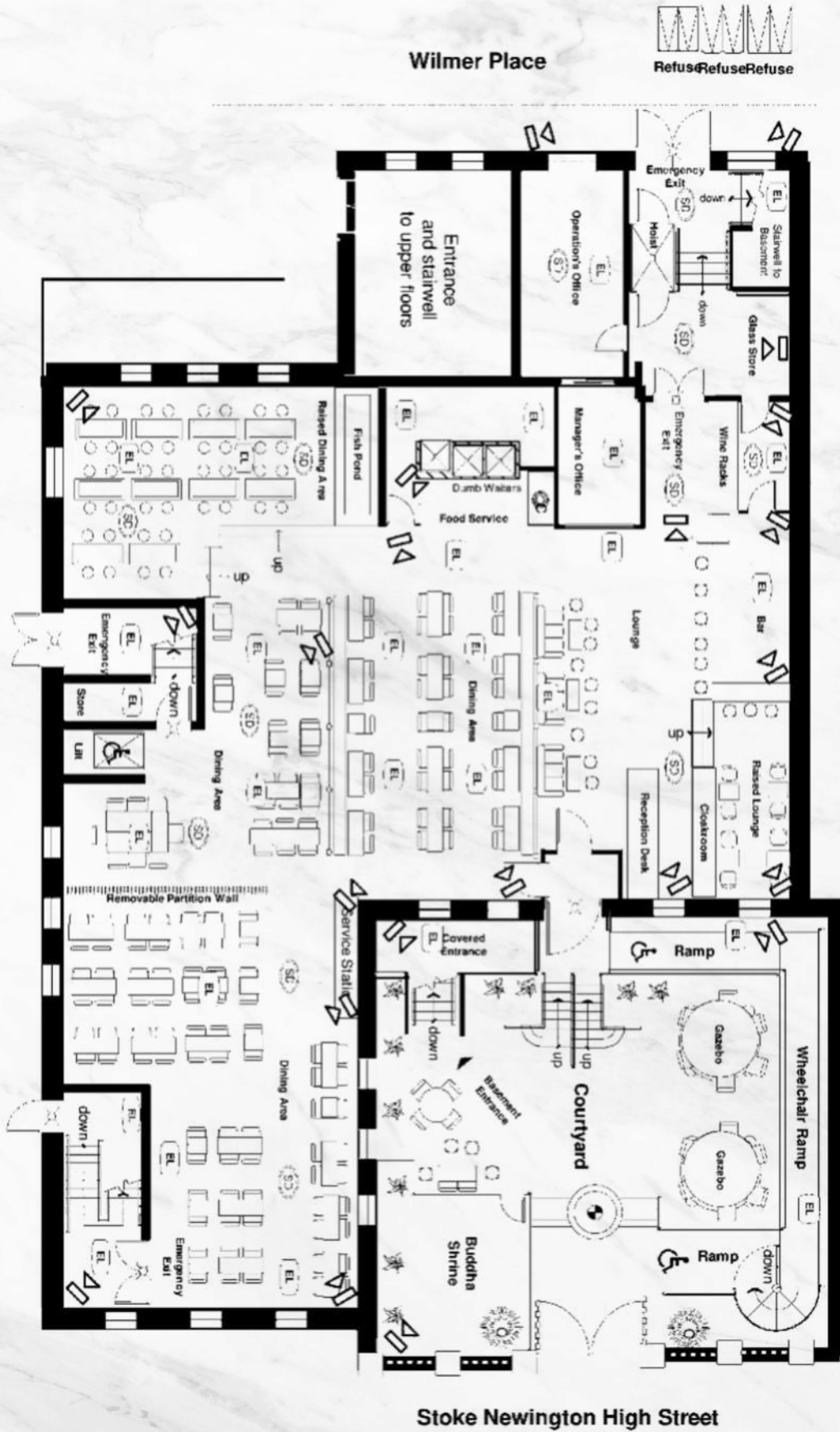
[james@ravenrose.co](mailto:james@ravenrose.co) / 07885 608 008

Misrepresentation Act. Whilst every care is taken in the preparation of these particulars, Raven Rose and the vendor / lessor take no responsibility for any error, misstatements or omission in these details. Measurements are approximate and for guidance only. These particulars do not constitute an offer or contract and members of the Agent's firm have no authority to make representation or warranty in relation to this property.

R A V E N R O S E

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+44 (0) 207 781 8550 • [www.ravenrose.co](http://www.ravenrose.co)

# GROUND FLOOR



Stoke Newington High Street



# BASEMENT

