

5-7 Market Street

Ref No: 2968

Torquay, Devon, TQ1 3AA



First Floor Town Centre Premises To Let

Situated at the Lower End of Market Street

Gross Internal Area: 270m² (2,948 sq ft)

Would Suit a Variety of Uses (Subject to Consent)

New Lease - Terms to be Agreed

Annual Rental of £10,000

Interested in this property?
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DESCRIPTION

Situated at the lower end of Market Street this first floor premises is well positioned in the heart of Torquay town centre, close to nearby national occupiers operating in both the high street within Union Square including That's Entertainment, Wilko, Pound World, Peacocks, The Entertainer, Greggs and Iceland. Previously uses have included a Boxing School and Wedding Dress Store.

The accommodation briefly comprises: -

ROOM 1

30' 10" x 69' 3" (9.4m x 21.1m) max.

ROOM 2

16' 6" x 17' 4" (5.03m x 5.29m)

GENTS CHANGING ROOM

15' 10" x 14' 8" (4.83m x 4.47m)

LADIES CHANGING ROOM

8' 2" x 10' 10" (2.48m x 3.31m)

WC

TENURE

The property is available by way of New Full Repairing and Insuring Lease, with terms and length to be negotiated.

GENERAL INFORMATION

RATEABLE VALUE

We are informed by the Local Billing Authority, Torbay Council that the following Rateable Value applies.

2017 List: £12,000

EPC AWAITED

VIEWING

Viewing is highly recommended and can be arranged by prior appointment with the Sole Agents, Bettesworths, Tel: 01803 212021

CODE FOR LEASING BUSINESS PREMISES IN ENGLAND AND WALES 2007:

The Code for Leasing Business Premises in England & Wales 2007 advises prospective tenants to seek professional advice before entering into a tenancy agreement. For further details, and to view the Code please visit www.leasingbusinesspremises.co.uk



www.bettesworths.co.uk
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IMPORTANT NOTE: Messrs Bettesworths for themselves and for the vendors or lessors of this property whose agents they are give notice that: (i) the particulars are produced in good faith, are set out as a general guide only and do not constitute any part of a contract; (ii) no person in the employment of Messrs Bettesworths has any authority to make or give representation or warranty whatever in relation to this property. The fittings, equipment and services have not been tested by the agents.

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