

REF: 31237

Annual Rent **£12,000**

RETAIL UNIT TO LET

30 Church Street, Eastbourne
BN21 1HS



Summary

A large ground floor lock-up shop for rent. Due to the previous tenant relocating to larger premises, this unit is available with the benefit of a new lease. It is well maintained/decorated and is in an excellent corner position. It has a bright retail area, large kitchen, private yard and a useful cabin at the rear.

Location

The premises are located on Church Street in the popular and densely populated area of Old Town. It is on a popular parade of shops which includes a good selection of independent retailers and service companies.

Lease Terms

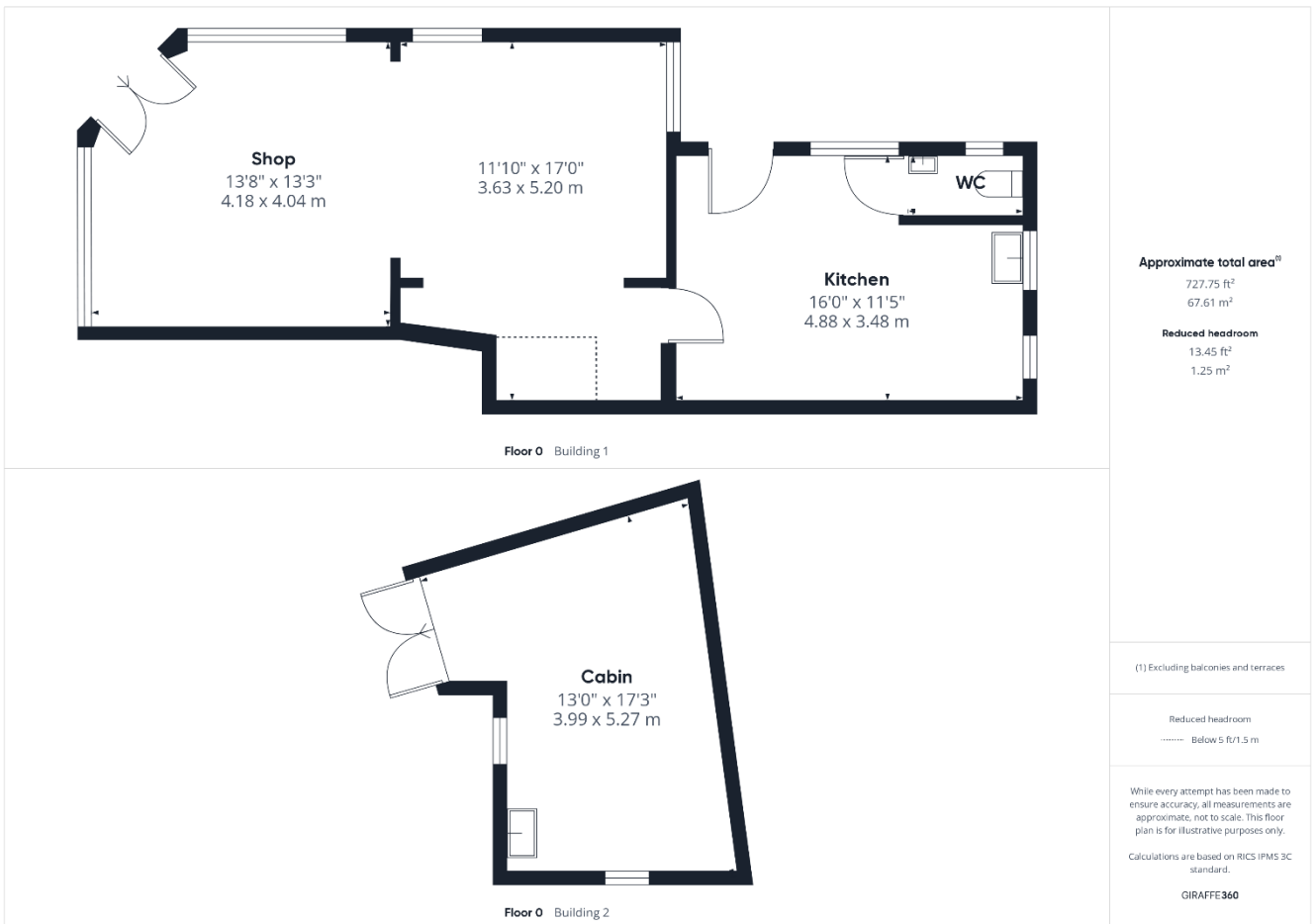
A new five-year commercial lease will be offered at a commencing annual rent of £12,000 with three-yearly reviews and a tenant's break clause. A rental deposit of £3,000 will be required.

EPC Rating: TBC

Rateable Value

The Rateable Value is £4,200. This is not the amount payable, and the premises qualify for 100% Small Business Rates Relief - subject to the tenant's status.

Floor Plan



For further information please – email info@gps-direct.com