

PROPERTY DETAILS

RETAIL PREMISES TO LET

Location:	FARNHAM, SURREY
Property:	1, South Street, GU9 7QU
Size:	956 Sq Ft (88.8 Sq M)



- Central location
- Adjacent to Barclays Bank
- Basement storage
- Parking space
- Period Building

CHARTERED SURVEYORS
AND PROPERTY CONSULTANTS

Ryjas House
Farnham
Surrey GU10 4RG
www.traynorryan.co.uk



Tel: 01252 794144

Email: info@traynorryan.co.uk

Location

Centrally located in the historic and affluent Market Town centre. Population circa 39,000.

Nearby traders include Barclays · Sainsbury's · Sue Ryder · Disking · Kitchen Kapers · Romans

A31 Dual carriageway: 500 m

Mainline Rail Station (Waterloo) : 500 m

Description

Ground floor look up shop in semi-detached period building · on-site parking space · alarmed · wired speaker system.

Floor Areas

The property has been measured in accordance with RICS Property Measurement Standards, 1st edition and has the following NIA floor area:

	Sq M	Sq F
Ground Floor:	60.53	652
Cellar:	28.28	304
TOTAL	88.81	956

Internal Width:	8.56 m	28'1"
Built Depth:	10.51 m	34'5"

Rent

£19,500 per annum exclusive of all other outgoings (and VAT if applicable)

Outgoings

All utilities are the responsibility of the tenant. The cost of buildings insurance, common items, maintenance and refuse charges etc. may be chargeable by way of service charge.

Lease

A new lease is available on terms to be agreed.

Business Rates

The Valuation Office <http://www.voa.gov.uk> indicates a Rateable Value (RV): £18,000

The UBR (2015/2016) is 0.493

Normal rates payments = RV x UBR.

Contact Waverley for more information.

Viewing

Strictly by appointment through sole agents Contact Warren Traynor. 01252 794144

wt@traynorryan.co.uk

Costs

All legal costs to be borne by the ingoing tenant.



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