



3 St Johns House Church Street, Yeovil BA20 1HE

TO LET

Area: 372.00 sq ft (34.56 sq m) | Rent: £11,000 PA |

LOCATION:

The property is situated in a prominent location on Church Path opposite St Johns Church. Church Path is a strategic link within the town connecting Princes Street with Middle Street.. The town provides a good supply of car parking with the nearest car parks at North Lane, Court Ash and West Hendford.

KEY FEATURES:

- Lock up retail shop
- With returning frontage
- New lease available
- Good town centre trading location
- Approximately 372 sq ft (34.5 sq m)

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DESCRIPTION:

The property comprises a ground floor retail shop within a listed building. Kitchen & WC facilities are shared with other shop units in the building.

FLOOR AREA:

FLOOR	AREA sq ft	AREA sq m
Floor Area	372.00	34.56
TOTAL	372.00 sq ft	34.56 sq m

TENURE:

A new lease is offered on terms to be agreed.

EPC: D **VAT:** VAT is applicable

LEGAL COSTS: Each party to be responsible for their own legal costs **RATES:** Description - Shop and premises. Rateable Value £8,600 (2017 listing). If you qualify for small business rate relief there will be no rates payable under current legislation.

CONTACT:



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