

HIGH WYCOMBE

102 EASTON STREET

TO LET

568 SQ FT (52.8 SQ M)



GROUND FLOOR RETAIL PREMISES

Amersham

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F 01494 446613

Aylesbury

T 01296 398383

F 01296 678501

High Wycombe

T 01494 446612

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Slough

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F 01753 725701

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These details do not form part of any contract and whilst every effort has been made to ensure accuracy, this cannot be guaranteed. Subject to contract.

LOCATION

The property is prominently located on Easton Street in High Wycombe. Easton Street is adjacent to the High Street and is a short walk away from the railway station. Easton Street multi-storey car park is situated a 20 second walk away from the property, plus short stay on street parking outside.

Easton Street has always been very popular with legal practices due to its proximity to the law courts but also has a mixture of retail units and residential accommodation.

High Wycombe has a fast and frequent rail service to London Marylebone, with a fastest journey time of approximately 25 minutes. The town also has good access to the M40, M25 and M4 motorways.

DESCRIPTION

The shop provides open plan sales space with WC and rear access. It is fitted with carpets, gas central heating and spot lights and would suit professional or financial services uses among other retail businesses. The property benefits from one parking space.

ACCOMMODATION

Ground Floor Retail	568 sq.ft.	(52.8 sq m)
TOTAL	568 sq ft	(52.8 sq m)

Rent

A new lease is available. The quoting rent is £15,000+VAT per annum exclusive.

SERVICE CHARGE

Subject to be confirmed.

BUILDING INSURANCE

Subject to be confirmed.

RATES

For information on the rates please call the Local Authority, Wycombe District Council on 01494 461000. The rateable value is £8,700 per annum. Rates payable are £4,180.

LEGAL COSTS

Each party to be responsible for their own legal costs involved in the transaction.

VIEWING

Strictly by appointment through the sole agents Stupples Chandler Garvey

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SUBJECT TO CONTRACT Oct 2015/9852

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