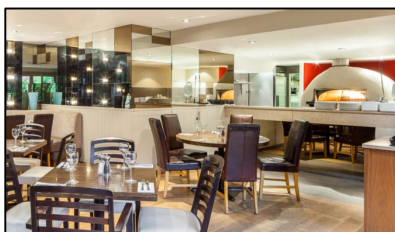
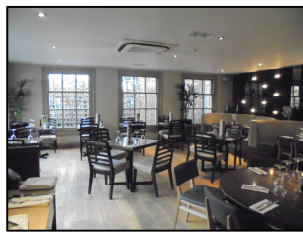


Retail



TO LET

RENT

£80,000 P.A.

KEY FACTS

- ☐ Grade II Listed Building
- ☐ Stunning restaurant premises
- ☐ Fully fitted
- ☐ Front external terrace providing approx. 30 covers.
- ☐ Rear external courtyard area providing a further 20 covers.
- ☐ Planning application submitted for a contemporary glass extension to the front.

Wokingham – 31 Broad Street, RG40 1AU

A3 FULLY FITTED RESTAURANT TO LET

RETAIL AREA	SQ FT
Ground floor area	3,229

RATES

Rateable Value (2017) - £95,500 (Currently being appealed)

NB: A transitional rate could apply.

LEASE

A new lease direct from the landlord is available on terms to be agreed.

PREMIUM

Upon request.

SERVICE CHARGE & INSURANCE

To be confirmed.

VAT

VAT is payable.

VIEWINGS

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Transaction • Management • Performance



DATE OF PUBLICATION

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LEASE CODE

You should be aware that the Code of Practice on Commercial Leases in England and Wales strongly recommends you seek professional advice from a qualified surveyor, solicitor or licensed conveyancer before agreeing or signing a business tenancy agreement. The code is available through professional institutions and trade associations or through the website www.leaseingbusinesspremises.co.uk

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