



TO LET

SHW

RETAIL – 1,130 SQ FT (105 SQ M)
938 Brighton Road, Purley, CR8 2LP

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Rent | £25,000 PAX

LOCATION

The property is sited on the A23, Brighton Road in the heart of Purley's busy shopping district.

Purley station is a few minutes' walk away offering fast and regular train services to East Croydon and Central London.

Traders in the vicinity include Costa, Subway, Holland & Barrett, Pizza Express and Barclays.

DESCRIPTION

The property comprises of ground floor retail space, with first and second floor ancillary space.

ACCOMMODATION (NIA)

The premises have the following approximate dimensions and areas:

	SQ FT	SQ M
Internal Width	16'4"	4.98m
Ground Floor	1,130	105
Total	1,130	105

TENURE

A new full repairing and insuring lease is available on terms to be agreed.

RENT

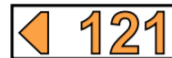
£25,000 pax

RATES

The property has a rateable value of £25,250.

EPC

The premises have an EPC rating of E – 121

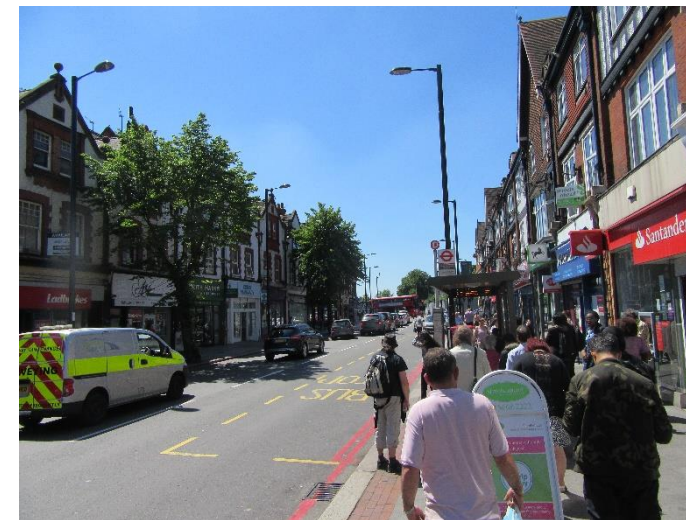


VAT

VAT will be chargeable on the terms quoted.

LEGAL COSTS

Each party is to be responsible for their own legal fees.



VIEWINGS – Office Tel No

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