

**01564 796800**



**CHARTERED SURVEYORS**

**SHOP AVAILABLE  
TO LET OR LONG LEASE FOR SALE**

**24 BRIDGE PLACE  
WORKSOP  
S80 IJS**

**LOCATION:** The property is situated in a secondary location just off the pedestrianised section of Bridge Street close to Argos, Bon Marche, Subway, Sports Direct and M&Co.

**Uses:** The premises are currently A1 retail but would suit a range of uses including A2, and A3. (Subject to Planning)

**DESCRIPTION:** The premises comprise:-

Ground Floor Sales	697 sq ft
Ground floor Anc.	622 sq ft

**LEASE TERMS:** The premises are available on a new FRI lease for a term of ten years with a review in the fifth.

**RENTAL:** £15,000 per annum exclusive.

**LONG LEASE:** The property is held on a lease expiring July 2049 at a rent of £300 PA. The long lease is available on terms to be agreed.

**RATES:** We are informed by our clients that the Rateable Value is: £25,000 per annum.

**TERMS:** Each party to be responsible for their own costs.

**VIEWING:** All arrangements to view are to be made strictly by appointment only.

**Ramsdens**  
**jb@ramsdens.com**  
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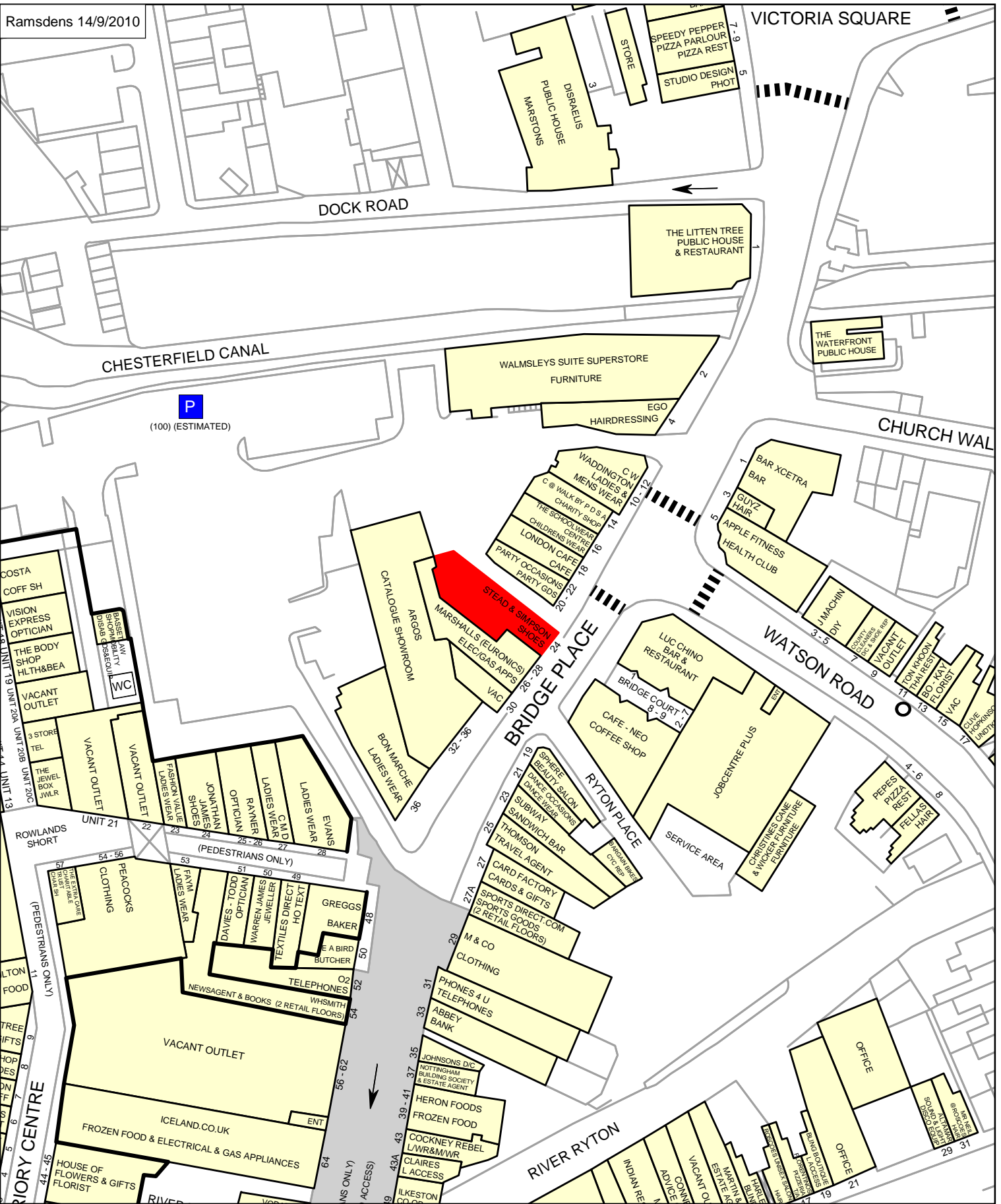
**Subject to Contract**

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Whilst every care is taken to ensure that these particulars are correct, their accuracy cannot be guaranteed, neither do they form part of any contract. All rent, prices and premiums are quoted exclusive of VAT.

Ramsdens 14/9/2010



50 metres