

to let

Retail Unit

79.1 m² (851 ft²)



37 High Street
Frodsham
Cheshire
WA6 7AJ

- Prominent Location
- Two Story Retail Unit
- Fronting Frodsham High Street

MORGANWILLIAMS.com

01925 414909

Location

Located on High Street, close to Frodsham Village Centre, a small Cheshire market town with a population of around 9,000.

Access onto the M56 Motorway is via Junction 12 which is situated 1 mile away. The principal retail area is nearby centered around Main Street, along with Church Street and Edisbury Square, which includes a range of national and local traders.

Description

The property provides a ground floor retail unit which currently is part gym part nail salon with further beauty treatment rooms on the first floor. To the rear of the building there is a small yard.

A 360 tour of this premises can be seen on our website.

Accommodation

Net Internal Area

Ground	46.1 m ²	496 ft ²
First	33.0 m ²	355 ft ²
Total	79.1 m²	851 ft²

Services

All mains services are available.

Rates

Rateable Value: £7,100
Payable 2018/19: £3,408

Qualifying businesses may be eligible for small business rates relief.

Lease Terms

The property is available by way of a new tenant's full repairing and insuring lease at a rent of £15,000 per annum.

Legal Costs

Each party to be responsible for their own legal costs incurred in this transaction.

Contact

For further information or to arrange a viewing please contact Morgan Williams, 01925 414909.

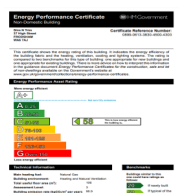
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For details of other properties, our website address is

www.morganwilliams.com

SUBJECT TO CONTRACT

EPC Score Band C - 58



E&OE

1. Whilst the information given in these particulars are believed to be correct, its accuracy is not guaranteed and is expressly excluded from any contract.
2. All rentals and prices are quoted exclusive and may be subject to VAT.