

23 Market Street

Ref No: 4901

Torquay, Devon, TQ1 3AF



Town Centre Ground Floor Salon For Sale

Net Internal Area Approx. 28m² (301 sq ft)

Of Interest to Owner Occupiers and Investors

Being Sold with Vacant Possession

Viewing Highly Recommended

£45,000 Freehold

Interested in this property?
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DESCRIPTION

Situated on Market Street, the premises is well placed to benefit from the footfall, generated from the Union Square Shopping Centre. The unit's position is highly visible to the large volumes of traffic that flow through the town, thanks to the one-way system down Union Street.

Previously occupied by a hairdresser, the unit is well suited for another beauty professional and would be suited to an owner occupier looking for an affordable unit or an investor.

The accommodation briefly comprises:-

RETAIL AREA

27' 8" x 11' 1" (8.44m x 3.37m) (max)

STORE

4' 10" x 4' 8" (1.48m x 1.41m)

WC

TENURE

The freehold of the unit is offered for sale. We understand the flats on the upper floors are owned by a separate owner on a separate freehold title.

LEASE

The unit is also currently on the market to let at a rent of £475pcm. Investors are welcome to enquire as to the level of rental interest and potential tenants for the property.

BUSINESS RATES

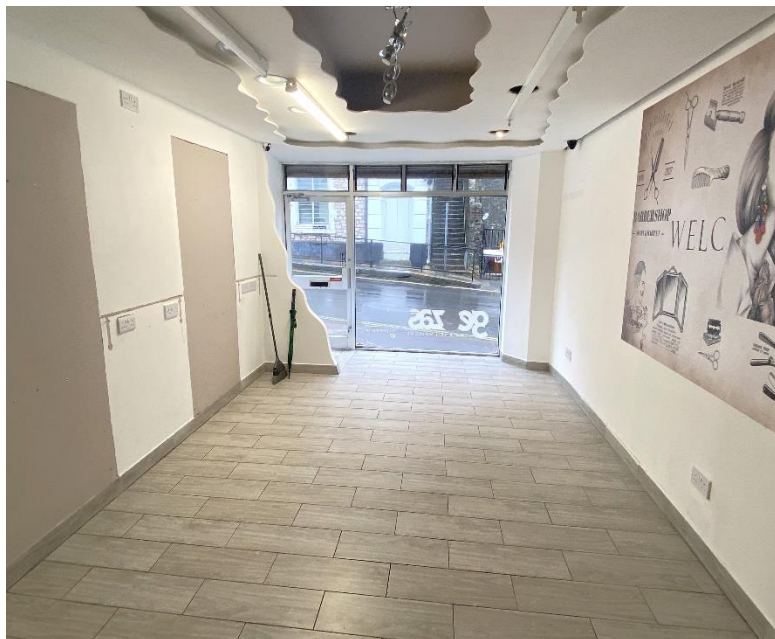
2023 List: £4,100.

Please note this is not the Rates Payable. Eligible parties will be able to claim 100% Small Business Rates Relief. Interested parties are advised to make their own enquiries with the Local Authority, Torbay Council.

EPC RATING C

VIEWING

Viewing is highly recommended and can be arranged by prior appointment with the Agents, Bettesworths. Tel. 01803 212021.



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29/30 Fleet Street
Torquay
Devon
TQ1 1BB



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