

65 Princes Road

Ref No: 5236

Torquay, Devon, TQ1 1NW



Tidy Retail Unit Close to Torquay Town Centre

Retail Area Approx. 28m² (301 sq ft)

Suitable for a Wide Variety of Uses (Subject to Consent)

Free On Street Parking Outside

Eligible for 100% Small Business Rates Relief

Annual Rental of £4,500

Interested in this property?
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DESCRIPTION

Situated at the top of Princes Road the unit is in the centre of a small parade, neighbouring a successful fish and chip shop with the Convenience Store 'Premier' opposite, the unit is well placed to benefit from both footfall generated by its neighbours as well as the frequent vehicle flow into the town centre.

Recently trading as a hairdressers, the premises would suit a wide variety of uses and is an excellent opportunity to acquire a position so close to Torquay's Town Centre.

The accommodation briefly comprises:-

SHOP DEPTH

17' 5" (5.3m)

SHOP WIDTH

17' 5" (5.3m)

TOTAL RETAIL AREA

28m² (301 sq ft)

WC

TENURE

New lease with terms to be agreed on negotiation.
Minimum term of 3 years.

RATEABLE VALUE

2023 List: £2,275.

Please note this is not Rates Payable. Qualifying small businesses will be eligible for 100% Rates Relief.

VIEWING

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

EPC RATING C

CODE FOR LEASING BUSINESS PREMISES IN ENGLAND AND WALES 2007:

The Code for Leasing Business Premises in England & Wales 2007 advises prospective tenants to seek professional advice before entering into a tenancy agreement. For further details, and to view the Code, please visit www.leasingbusinesspremises.co.uk



www.bettesworths.co.uk

29/30 Fleet Street
Torquay
Devon
TQ1 1BB



IMPORTANT NOTE: Messrs Bettesworths for themselves and for the vendors or lessors of this property whose agents they are give notice that: (i) the particulars are produced in good faith, are set out as a general guide only and do not constitute any part of a contract; (ii) no person in the employment of Messrs Bettesworths has any authority to make or give representation or warranty whatever in relation to this property. The fittings, equipment and services have not been tested by the agents.

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