

Barnstaple - 65 Newport Road EX32 9BG
Retail Shop to Rent



BLUE ALPINE

PROPERTY CONSULTANTS





Property Features:

- Comprises ground floor retail shop
- Suitable for variety of uses (Class E)
- VAT is NOT applicable to this property
- Flexible terms to fit your needs
- Occupiers close by include number of takeaways, greengrocer, butcher and others



Property Description:

Comprises large ground floor retail shop, providing the following accommodation and dimensions:

Total area size: 126 sq m (1,356 sq ft)

Open plan retail, storage, kitchen, wc

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Terms:

Available on a new lease with terms to be agreed by negotiation

Rent Year 1: £115 per week (PCM: £498.33)

Rent Year 2-3: £140 per week (PCM: £606.66)

Deposit: £1,820 (3 Months)

Rateable Value:

Rateable Value - TBC

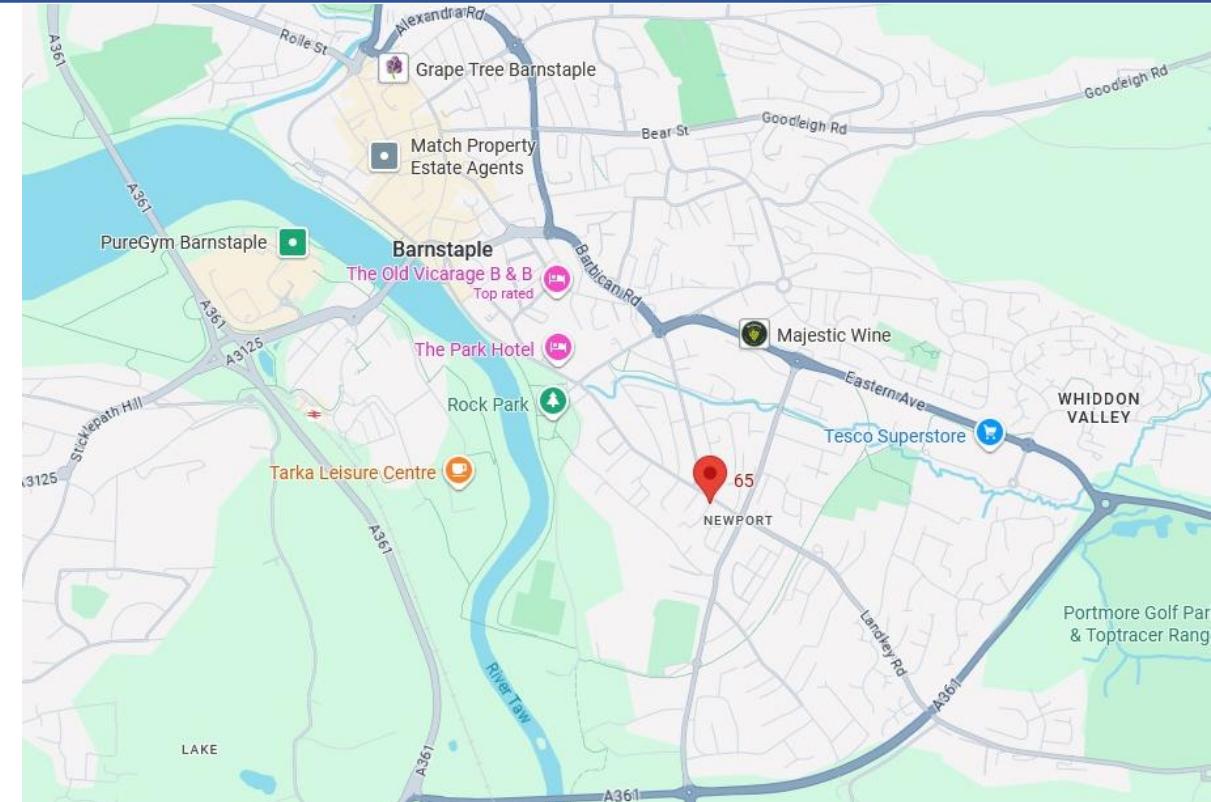
Rates Payable - TBC

EPC:

The property benefits from a B Rating. Certificate and further details available on request.

Location:

Barnstaple is the main commercial, administrative and economic centre of North Devon and is located some 34 miles north-west of Exeter and 9 miles east of Bideford. Road communications are provided by the A361, which provides a direct link with Junction 27 of the M5 Motorway, and the A377 which links with Exeter. Barnstaple's population is 24,033.



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Contacts:

For further information or to schedule a viewing, please contact a member of our team below.



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