

Smith AND SONS

PROPERTY CONSULTANTS

ESTABLISHED
175 YEARS
1840

TO LET

Retail

6 Church Road, Bebington, Wirral, CH63 7PH



Description

The property comprises a two storey lock up shop unit extending to 64.28 sq.m (692 sq.ft). The premises would be suitable for a variety of uses subject to planning.

Location

The premises are located in a prominent main road position on Church Road (the B5136) close by is Bebington Civic Centre which provides free car parking for visitors to the village.

0151 647 9272

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Rental Price

£9,000 per annum

Accommodation

Sales	38.71m ²	309ft ²
Rear Store	7.06m ²	76ft ²
First Floor	28.52m ²	307ft ²

Kitchen and WC facilities. Rear loading area.

Legal Costs

The ingoing tenant will be responsible for the landlords legal costs incurred in the preparation of the new lease.

VAT Statement

All prices and rents quoted are exclusive of vat if applicable.

Tenure

The premises are available by way of a new full repairing and insuring lease the length of which is negotiable.

Rating Assessment

Rateable Value	£6,800
Small business rate relief is available subject to status.	

Strictly by arrangement with the sole agents.



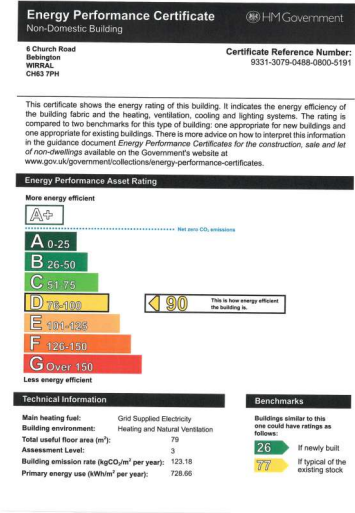
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Smith and Sons Property Consultants for themselves and for the vendors and lessor of this property whose agents they are give notice that (1.) These particulars are produced in good faith, are set out as a general guide only and do not constitute any part of an offer or contract. They are believed to be accurate but any intending purchasers or tenant should not rely on them as statements of representation of fact but must satisfy themselves as to the correctness to each of them. (2.) No person in the employment of Smith and Sons Property Consultants has any authority to make or give any representation or warranty in relation to this property.

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