

Retail

4 & 5 Tower Gardens, Holywell CH8 7TG



Description

The property comprises a double fronted unit, arranged over two floors, which was previously two retail units. The property was trading as a kitchen showroom, however would be suitable for a variety of uses, subject to planning. The property benefits from offices on the first floor, a canopy at the front and gas central heating.

Location

The property is located in a busy parade of shops in the centre of Holywell, a short distance from Tesco Superstore, JD Wetherspoons and numerous estate agents. The property is well served in the form of a nearby car park and bus stop.

4 & 5 Tower Gardens, Holywell CH8 7TG

Rental Price

£12,000 per annum

Tenure

The property is available by way of a new F R & I the length of which is negotiable

Accommodation

Ground Floor	74.22m ²	830ft ²
First Floor	63.6m ²	684.3ft ²

Kitchen and WC facilities

Rating Assessment

Rateable Value	£10,500
----------------	---------

Legal Costs

Each party to be responsible for their own legal costs

VAT Statement

All prices and rents quoted are exclusive of VAT

Strictly by arrangement with Agent. Contact



Tom Carew

Commercial Agency

E: tcc@smithandsons.net

T: 0151 647 9272

0151 647 9272

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.