



6A High Street
Brentwood
Essex
CM14 4AB

To Let - High Street
Class E Unit

- High Street Location
- New Lease Available
- 985 sq ft

01277 289150

www.mjmpropertyconsultants.co.uk

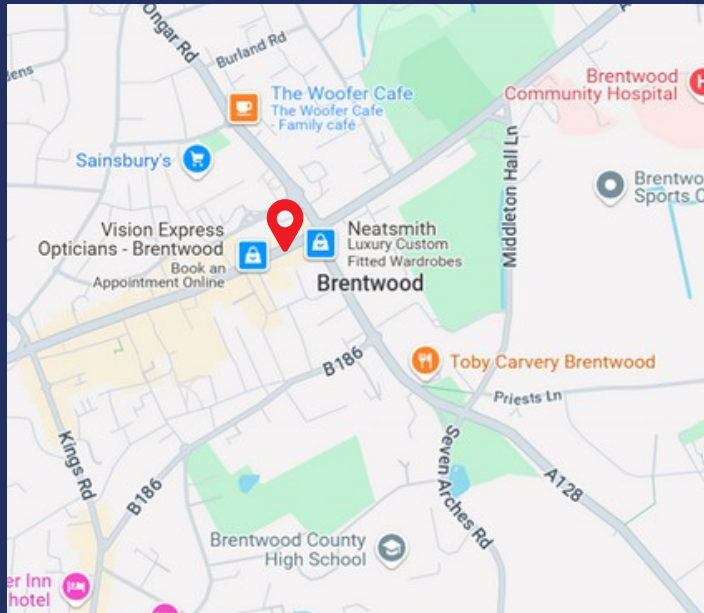


Location

The property is situated close to the 'Wilsons Corner' junction with Ingrave Road (A128).

Surrounding occupiers include Bairstow Eves, Nationwide, Halifax, and nearby major occupiers include JD Weatherspoon's, Pizza Express, and M&S.

Brentwood is an affluent commuter town with a population of circa 80,000. The rail station (Elizabeth Line) is approx. 10 minutes walk away and the main bus stops for the High Street are within a few metres of the property. The A12, A127 and M25 (J28) are within 10 minutes' drive.



Description

A mid-terraced ground floor retail unit

Accommodation

985 sq ft (92 sq m)

Terms

Available on a new effectively full repairing and insuring lease, on terms to be agreed.

Rent

£35,000 per annum exclusive of service charge, rates, utilities, building insurance and VAT. Rent is payable quarterly in advance on the usual quarter days.

Service Charge

A service is applicable. Further details available.

Planning/Use

Use Class E. Restaurant and Hot Food Take-away uses will not be permitted

Business Rates

Rateable Value: £28,750.00

Energy Performance Rating

C 65

Value Added Tax

VAT is applicable to the rent.

Legal Costs

Each part to bear their own legal cost. An undertaking to meet the landlord's abortive legal costs may apply should the tenant withdraw following agreement of terms.

Viewing & Further Information:
Contact MJM Property Consultants

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