



8 London Street, Faringdon, Oxon SN7 7AA
RETAIL UNIT TO LET £10,000 per annum

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8 LONDON STREET, FARINGDON, OXFORDSHIRE

Retail Unit To Let 818.60 sq.ft (76.05 sq.m)

£10,000 per annum Leasehold

LOCATION

Faringdon lies adjacent to the A420 between Oxford (19 miles) and Swindon (11 miles) in the county of Oxfordshire. The market town has excellent amenities and is a growing town with a current population of around 8,000.

DESCRIPTION

The shop is situated in London Street, which is a recognised retail area in Faringdon. The property, which is Grade II Listed, has a bay window frontage on to London Street with a half glazed door.

ACCOMMODATION

The accommodation comprises the retail area, a store room and a WC.

Retail area – 60.57sq.m (652sq.ft)

Store – 15.48sq.m (167sq.ft)

Total Area – 76.05sq.m (818.60sq.ft)

(All measurements are on a net internal area basis).

SERVICES

The property is connected to mains electricity, drainage and water.

TENURE & RENT

A new internal and repairing lease for a term to be agreed. The asking rent is £10,000 per annum.

RATEABLE VALUE

We understand the property has a Rateable Value of £6,900 in the 2017 Rating List. This property may benefit from Small Business Relief. Enquiries should be made to the Local Authority.

LOCAL AUTHORITY

Vale of White Horse District Council, Abbey House, Abingdon OX14 3JN. Tel. 01235 520202.

ENERGY PERFORMANCE CERTIFICATE

The property has an EPC Rating of D. A copy of the report is available on request.

LEGAL FEES

Each party to meet their own legal fees.

RESERVATION DEPOSIT

The prospective lessee will pay a reservation deposit of £500 upon agreeing to take a lease. This will be refunded at completion. If the prospective lessee withdraws from the transaction for any reason, the lessor's costs (agent and solicitor) will be deducted from the deposit and the balance, if any, will be refunded.

VIEWING

Strictly by appointment with the Agents.

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Faringdon
9 Market Place
Faringdon Oxon
SN7 7HL

T: 01367 242422
E: property@marriotts.co.uk

www.marriotts.co.uk

