

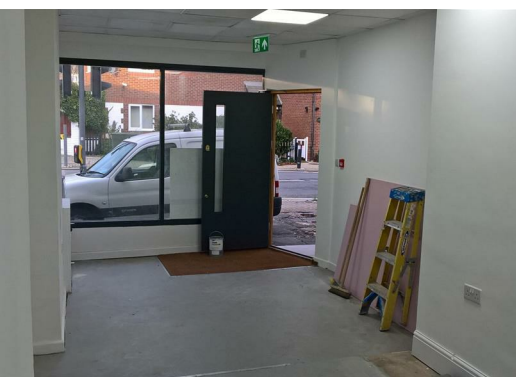


## Tarring Road, Worthing, West Sussex, BN11 4HH

£500 Per Annum

Newly refurbished shop premises situated on Tarring Road with forecourt parking near the junction of Heene Road. The shop has a new kitchen area, cloakroom/W.C and a new shop front and entrance. There is also a forecourt area to the front. Near by retailers include a Co-Op and various other independent retailers. Parking is available in Heene Road, St Botolphs Road and Tarring Road.

Ideal premises for a first time business. Viewing is strictly by appointment only with the sole agents Robert Luff and Co.



## Shop

26'7" x 9'9" narrowing to 8'3" (8.10m x 2.97m narrowing to 2.51m)  
Ceiling heating. Kitchen area with two cupboards and sink.

## Cloakroom / W.C

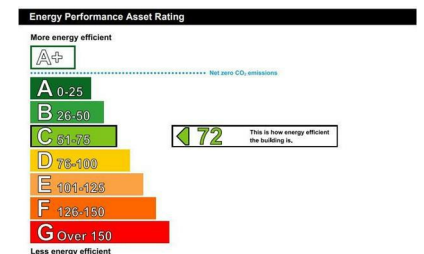
W.C and wash hand basin.

## Rent

£550 per calendar month.

## Lease

New negotiable full repair and insurance lease.



All dimensions are approximate and quoted for guidance only. Reference to appliances and/or services does not imply that they are necessarily in working order or fit the purpose. Buyers are advised to obtain verification from their solicitors as to the freehold/leasehold status of the property and any fixtures and fittings.

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