



Kratty Carper
 07535117171



t/a DeMina Clothing Ltd

BUM



BAIT HERE



Burgess House
Comtech
 Electrical Installations • PAT
 Electrical Installation • PAT Testers
 01226 289444 Email
KONG
BARNSELY
 CIRCUS 17-21

£600 Per Month
Doncaster Road
 Barnsley, S70 1TL



Vanpire
ALARM

SHOP & ONE BED
 FLAT

Nestled in
 01226
 44 88 44

For Sale

PROPERTY SUMMARY

For rent and situated at the Alhambra end of Doncaster Road in Barnsley, this commercial property presents an excellent opportunity for entrepreneurs and business owners alike. Spanning an impressive 785 square feet, the space is versatile and adaptable, making it suitable for a variety of uses. The location boasts a good passing trade, ensuring that your business will benefit from high visibility and foot traffic. This is particularly advantageous for retail or service-oriented enterprises looking to attract a steady stream of customers.

Moreover, the potential for a change of usage is a significant advantage, allowing you to tailor the space to meet your specific business needs or aspirations. Whether you envision a trendy café, a boutique shop, or an office space, the possibilities are abundant. With its prime location and flexible usage options, this property is a remarkable find for those seeking to establish or expand their business in Barnsley. Do not miss the chance to make this space your own

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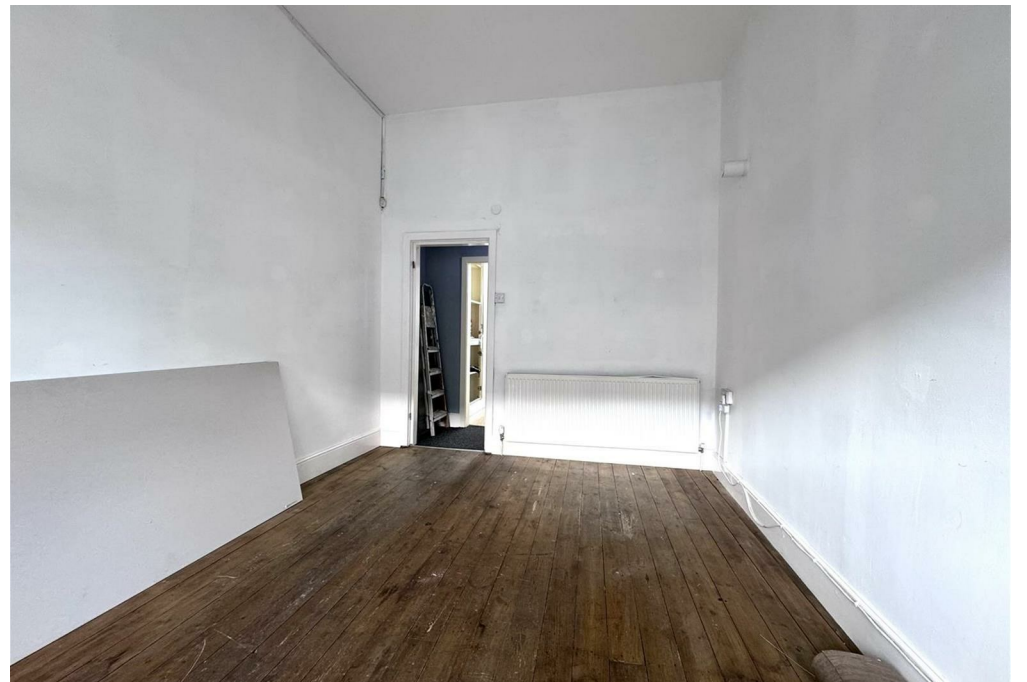


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LOCAL AUTHORITY


Barnsley MBC

EPC RATING**COUNCIL TAX BAND**

Exempt

VIEWINGS

By prior appointment only

Energy Efficiency Rating		
	Current	Potential
<i>Very energy efficient - lower running costs</i>		
(92 plus) A		
(81-91) B		
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
<i>Not energy efficient - higher running costs</i>		
England & Wales	EU Directive 2002/91/EC	

Agents Note: Whilst every care has been taken to prepare these particulars, they are for guidance purposes only. All measurements are approximate and are for general guidance purposes only and whilst every care has been taken to ensure their accuracy, they should not be relied upon and potential buyers/tenants are advised to recheck the measurements

**OFFICE ADDRESS**

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OFFICE DETAILS

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