



Austin Estate Agents, 115 Dorchester Road, Weymouth, DT4 7JY

£10,000 Ex-VAT

Commercial

- Prominent Corner Location
- In Popular Parade Of Shops
- Vacant From Early Summer

THE PROPERTY

A prominent corner commercial unit located in a popular parade of shop units at Lodmoor Hill, most recently used as an estate agents office and previously used as a retail shop unit. Suitable for a wide range of uses subject to any planning permission requirements. The property will be vacant by early summer and available on a new lease terms to be agreed at £10,000 per annum.

Main Office

Large window area with double door entrance access to storage area

Staff Kitchen

Sink Unit

Rear Yard

With right of way through for the neighbour

WC

WC & Wash hand basin

First Floor Storage area

Loft Space with slopping ceilings

Lease & rent

Available on a new lease, length and terms to be agreed
rent £10,000 per annum

Rateable Value

£8,300 with Dorset Council

Utility Supplies

Mains electric water and drainage

Legal Disclaimer

These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements of representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. All measurements are approximate. Any details including (but not limited to): lease details, service charges, ground rents & covenant information are provided by the vendor and you should consult with your legal advisor/ satisfy yourself before proceeding. No person in this firms employment has the authority to make or give any representation or warranty in respect of the property.



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