

TO LET

RETAIL Unit on A12

DARSHAM A12
Main Road, IP17 3PL



6 Market Place
Halesworth
SUFFOLK IP19 8BA

01986 872500
www.fennel.co.uk



LOCATION

The Darsham Antique Emporium fronts the main road at Darsham Station giving convenient and easy access directly onto the A12, being set within a large open area used for access and a car park.

The property is located 8 miles from Sizewell (approx. 15 mins drive), and 20 miles from Lowestoft (approx. 35 mins drive). Darsham railway station opposite, linking to Ipswich Station and on to London Liverpool Street.

DESCRIPTION

The building is arranged over several rooms, totalling an area of approximately 1,426sqft. Historically the property was used as a public house, The Stradbroke Arms and currently it is being used as an antiques emporium.

It would now suit a number of uses, STPP

ACCOMMODATION

The property is arranged over 7 principle rooms, totalling almost 1,500sqft. Outside space may also be able to be made available

RENT

The Landlord is seeking a rent of **£18,000pax** (+vat)

Flexible lease terms to be negotiated.

RATES

Rateable Value is £8,500, and would qualify for 100% Small Business Rates Relief.

VIEWING Strictly by appointment
through this office with:
Jonathan Carman MRICS

01986 872034

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07973 235057

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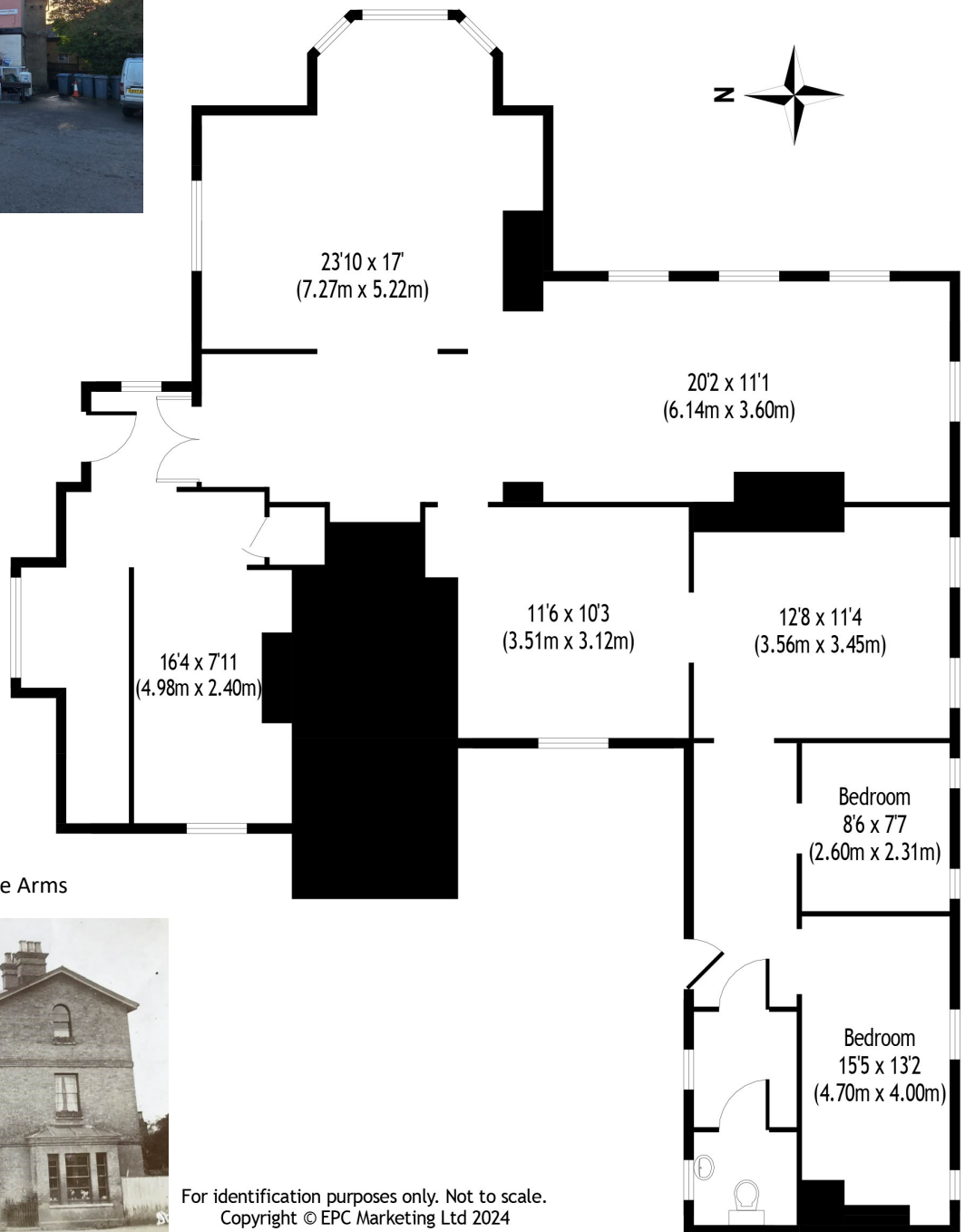


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Darsham Antiques, Saxmundham
Approx. Gross Internal Floor Area - 1426 Sq ft / 132 Sq M



Historic photo—Stradbroke Arms



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