

williams lettings



**Shop Space, 15 Record Street, Ruthin,
Denbighshire, LL15 1DS**

£300 PCM



EPC - null

Council Tax Band -

Deposit - £300 PCM

Record Street, Ruthin

0 Bedrooms - Shop

AVAILABLE FOR LET - A shop which would be ideal for a range of uses. The space available has two good size rooms as well as a WC. The space is located in a popular area in the centre of Ruthin town centre and would be a fantastic location for any business. The location is within walking distance of the town centre and only fifteen minutes from Denbigh and twenty minutes from Mold. .

Accommodation

Accessed via a communal hall, wooden door leads into:

Room One

12'0" x 8'0"

With wall and base units with worktop over, stainless steel sink with drainer, wall mounted hand wash basin, power points and window to the front. Leads into:

Room Two

12'2" max x 10'3"

With power points and door leads out to communal hallway

WC

With low flush WC and wall mounted hand wash basin


NOTES

Rent in advance £300

Deposit £300



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	

Call us on
01745 299399

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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 are advised to recheck the measurements themselves.