

Tel: 01844 261121
Web: www.fieldscommercial.co.uk
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FIELDS

commercial property
land and new homes

To Let

4A Thame Road, Chinnor, OX39 4QS



Prominently-Located Retail Unit On A Main Road In The Village

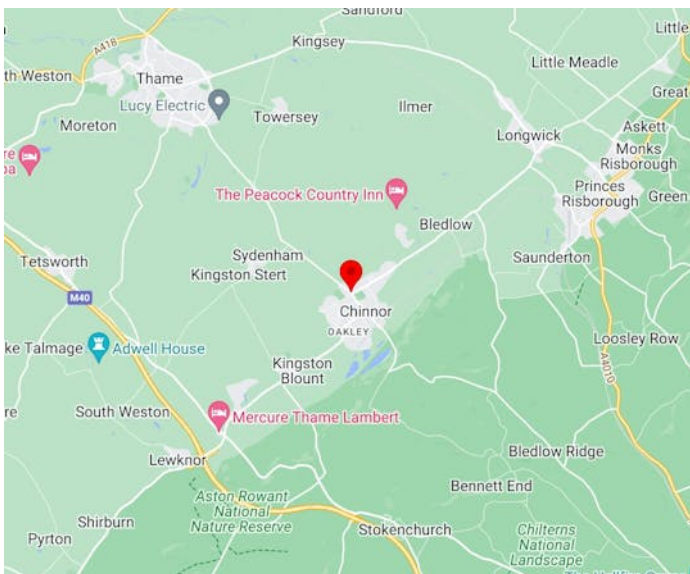
Size: 447 Sq Ft

Rent: £9,600 Per Annum

Fields Commercial | 5a Cornmarket | Thame | Oxfordshire | OX9 3DX

Messrs Fields themselves and for the vendors or lessors of this property whose agents they are given notice that: [1] the particulars are in good faith and are set out as a general guide only and do not constitute any part of contract; [2] no person in the employment of Messrs Fields has any authority to make or give any responsibility or warranty whatever in relation to this property.
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Features:

- Retail premise of 447 sq ft GIA + allocated parking space
- Former Hairdressing Salon with washbasins
- Attractive and well-presented self-contained shop unit
- Prominent location on main road in village

EPC - C (71)

Location

This retail unit is set within the village of Chinnor, Oxfordshire. Lying 4 miles south east of Thame and only 4 miles to the M40, junction 6.

Description

Highly-visible shop on the road from Chinnor, leading to Thame

Attractive, well-presented self-contained shop unit
447 Sq ft GIA and allocated parking space
Former hairdresser with washbasins
Kitchen and Toilet
Prominent location

Rates

The property lies within the rating area of South Oxfordshire, according to which the rateable value is as follows:

Rateable value - £4,200 (2023 onwards)
Rates payable - £2,293.20 (2024-2025)

Rates payable can be affected by transitional arrangements, and we would recommend that interested parties should make further enquiries for clarification.

Terms

New lease is available

RENTAL £9,600 + VAT per annum

Small business rates relief may be available for this property.

Viewings

Strictly by appointment via Fields.

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