

# TORQUAY

69 Union Street, Torquay, TQ1 3DA



- Torquay is one of the UK's premier seaside resort towns situated along the renowned "English Riviera", and the third largest town in Devon.
- The unit is located in close proximity to pedestrianised Union Street, to the northern end of the town and providing access to Union Square Shopping Centre.
- The unit occupies a prominent position on Union Street, next to Costa and directly opposite Ann Summers.
- Other notable retailers in the immediate vicinity include Boots, Vision Express, Pandora, and Nationwide.
- Available by way of a new lease on terms to be agreed.

SAVILLS Bristol  
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Bristol BS8 1SB

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## Accommodation

The unit is arranged over ground and first floor with a second floor flat (not inspected), providing the following approximate internal floor areas:

Name	sq ft	sq m
Ground	1,853	172.15
1st - Storage/ Ancillary	964	89.56
<b>Total</b>	<b>2,817</b>	<b>261.71</b>

## Terms

The property is available by way of a new full repairing and insuring lease, for a term of years to be agreed.

## Rent

On application.

## EPC

C (72)

## Costs

Each party to be responsible for their own legal and professional costs incurred in this transaction.

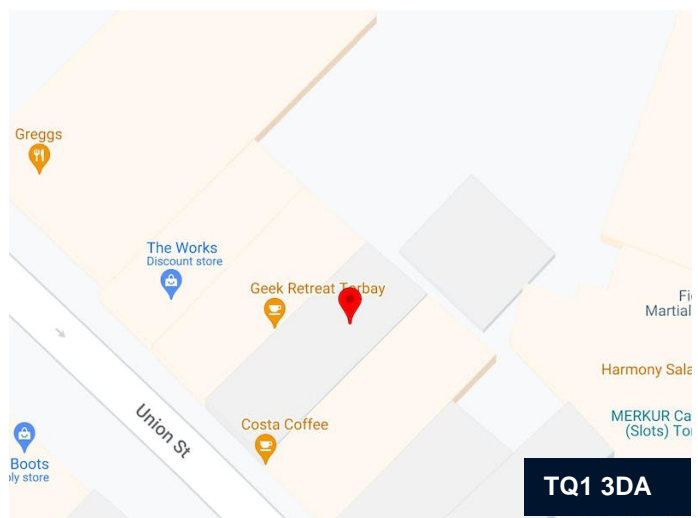
## Viewings & Further Information:

Please contact the leasing agent to discuss your business plan and property requirements.

## Business Rates

Rates payable: £17,714.50 per annum  
(based upon Rateable Value: £35,500)

Interested parties should make their own enquiries with the local rating authority to confirm their likely liability.



## Contact

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