

01329 221199

eddisons.com

RETAIL/OFFICE (CLASS E) – TO LET

Eddisons



61-64 High Street, Southampton SO14 2NS

RENT £18,000 pa exclusive

136.5 sq m (1,469 sq ft)

- Prominent City Centre Position
- Return Frontage
- Range Of Uses Considered (Subject To Planning)
- High Street Location

LOCATION

The property is located within Southampton, a large city located on the south coast, a hub for commercial activity and home to a busy port. Southampton benefits from excellent transport connections with road, rail and ferry links all within easy reach, in addition to Southampton airport which is a short car journey away.

The property is positioned towards the southern end of Southampton high street, approximately a quarter of a mile from Southampton city centre/West Quay shopping centre, with a range of shopping and leisure amenities.

The immediate location is primarily residential in nature with apartment blocks and retail/ offices at ground floor level.

DESCRIPTION

The property comprises a ground floor Class E premises which is situated in a prominent position with a return frontage and a triple aspect. The unit benefits from ancillary storage and toilet facilities.

We are of the view that the property could lend itself to a range of business uses subject to planning (as required).

One allocated car parking space is provided to the rear of the property.

RENT

The property is available to let on terms to be agreed at a commencing rental of £18,000 per annum exclusive.

VAT

We understand the property is VAT elected.

BUSINESS RATES

To be re-assessed.

SERVICE CHARGE

A service charge is applicable at the property, full details available on request.

SERVICES

The property benefits from mains connections to electricity, water and drainage.

LEGAL COSTS

Each party to bear their own costs incurred in the transaction.

EPC

C (53)

VIEWING

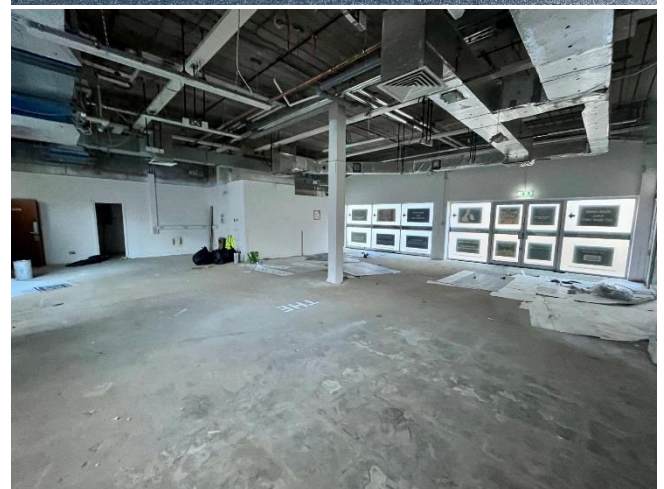
Strictly by appointment with the sole agents:-

Eddisons
incorporating Daniells Harrison



Nick Holtby
01329 221199
Nicholas.Holtby@eddisons.com

Date 28 September 2023



For more information, visit eddisons.com
01329 221199

Important Information

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