



Retail

# MEADOW HEAD, SHEFFIELD, S8

## £800

### FEATURES

- Prominent High Street Position
- Busy commuter route
- Previous Use As Beauty & Massage Treatment Business
- Newly Refurbished
- Small Business Rate Relief May Apply
- Potential For A Variety Of Retail / Office Uses



**HIGHGATES**  
SALES & LETTINGS

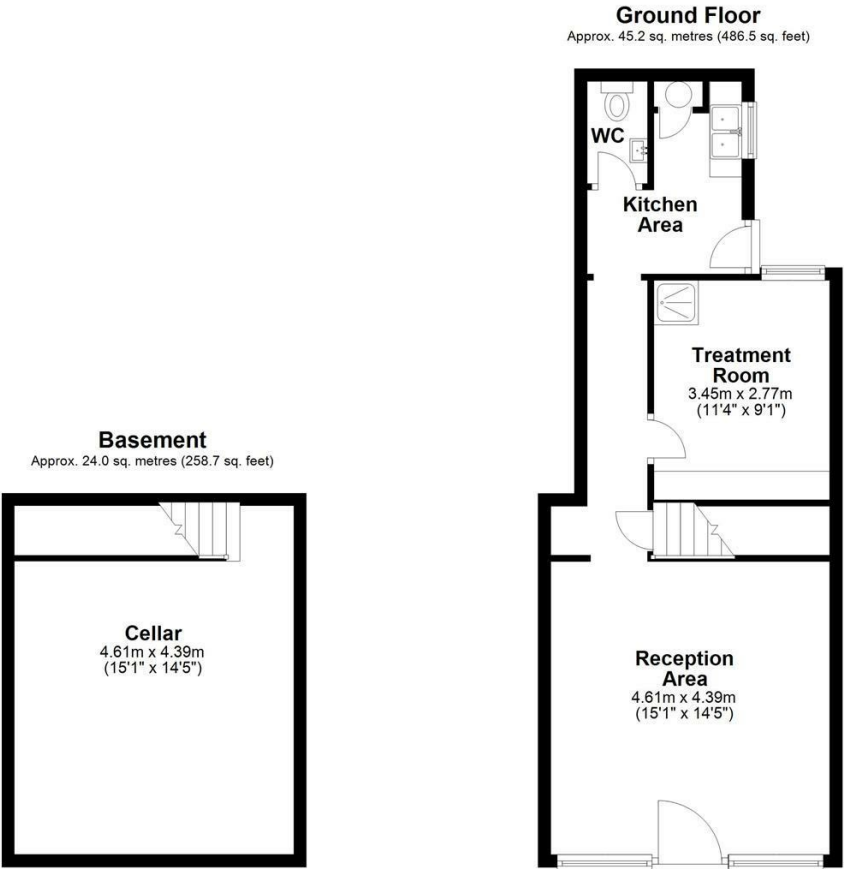
# 0 Bedroom Retail located in Sheffield

The premises comprise a ground floor commercial unit with a glazed shop frontage, most recently operating as a beauty and massage therapy business. Internally, the current layout features a welcoming front reception area, a rear treatment room equipped with shower facilities, a newly installed kitchen, and a separate WC to the rear.

Call us on  
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**Council Tax Band**



Total area: approx. 69.2 sq. metres (745.2 sq. feet)

Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) <b>A</b>		
(81-91) <b>B</b>		
(69-80) <b>C</b>		
(55-68) <b>D</b>		
(39-54) <b>E</b>		
(21-38) <b>F</b>		
(1-20) <b>G</b>		
Not energy efficient - higher running costs		
England & Wales		EU Directive 2002/91/EC

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.

