



162 High Street Rochester, Kent, ME1 1EX

Greenleaf are delighted to offer this rare opportunity to lease a large shop on Rochester's Historic and buoyant High Street. With large shop window to the front, two rooms of which can be transformed to your own tastes, and rear store room and w/c. A fantastic total of 75.6sq.m floor space. Premises like this are rarely available, with a range of opportunities under current use, which if designed to your own tastes, would suit a number of uses such as retail gifts and crafts, sweet shop, florist, chocolatier, hairdressers, barbers, studio, office, workshop, treatment rooms and a range of Artisan businesses. The property also has rear access providing a separate entrance for clients or deliveries.

Rochester attracts thousands of visitors and of course locals throughout the year, with several world famous festivals and year around events including the well known traditional Christmas Market. With the range of independent shops, bars, cafes and boutiques you too could join and thrive in business. The Norman Castle and Cathedral are just a short walk away.

Lease term minimum five years, terms to be negotiated. No structural alterations permitted as the premises is Grade II Listed. Call now to arrange viewing by appointment only.

£18,500 Per Annum

162 High Street

Rochester, Kent, ME1 1EX



- SPACIOUS SHOP SPACE WITH PROMINENT HIGH STREET WINDOW
- HISTORIC HIGH STREET LOCATION
- £4625, QUARTERLY PAYMENTS
- CELLAR & STORE ROOM
- 5 YEAR MINIMUM LEASE
- BUSINESS RATE APPLY
- CHARACTERFUL GRADE TWO LISTED PERIOD BUILDING
- 3 MONTHS DEPOSIT



[Directions](#)

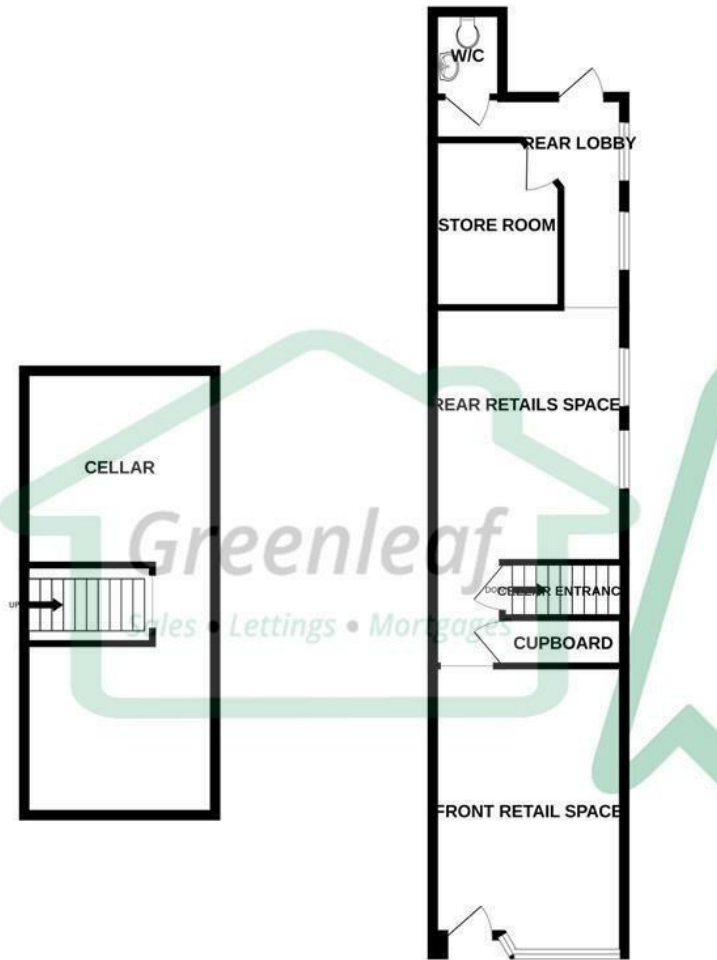
Tel: 01634730672





Basement
272 sq.ft (25.3sq.m) approx

Ground Floor
542 sq.ft (50.3sq.m) approx



TOTAL FLOOR AREA: 814 sq.ft. (75.6 sq.m.) approx.

Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.

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Energy Efficiency Rating		Environmental Impact (CO ₂) Rating	
Current	Potential	Current	Potential
Very energy efficient - lower running costs (92 plus) A		Very environmentally friendly - lower CO ₂ emissions (92 plus) A	
(81-91) B		(81-91) B	
(69-80) C		(69-80) C	
(55-68) D		(55-68) D	
(39-54) E		(39-54) E	
(21-38) F		(21-38) F	
(1-20) G		(1-20) G	
Not energy efficient - higher running costs		Not environmentally friendly - higher CO ₂ emissions	
England & Wales EU Directive 2002/91/EC		England & Wales EU Directive 2002/91/EC	

Greenleaf Property Services is a trading name of Greenleaf Property Services Limited.
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