Woodheads
PROPERTY MANAGEMENT

T 01274 530570
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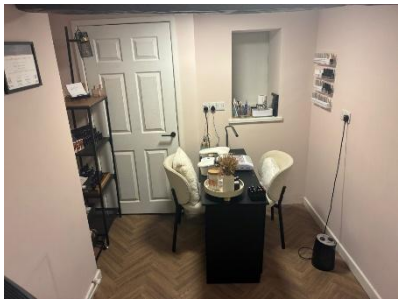
20 Westgate
Baildon
Shipley
BD17 5EJ

TO LET

104 Main Street/1 School Street
Wilsden, Bingley, BD15 0AA







Small Village Centre Treatment Room/Salon
With shared w/c & kitchen facilities

KEY FEATURES

- Village centre location
- Salon/treatment room 8.46 m2 (91 sq.ft)
- Central heated & shared facilities
- Available immediately
  Rental fully inclusive

Price
£95
Per Week
Inclusive

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RICS

Woodhead Sharpes Limited. Registered in England No. 4201411

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Accommodation

Ground Floor
Shared entrance leading to lower ground floor facilities comprising:
Basement

Salon/Treatment Room	8.46	sq. m.	(91 sq. ft)
Shared Kitchen Facilities	-		-
Shared W/c Facilities s		-	-

Rating Assessment
The rental quoted is inclusive of business rates.

Services
The salon/treatment room forms part of a larger building which benefits from the provision of all mains services. This element of the property is to be let inclusive of service provision assuming no abnormal usage.

Terms
The property is available to let by way of a short-term all-inclusive agreement for an initial period of 12 months.

Rental
£95 per week paid monthly in advance, this will be reviewed on an annual basis to take account of fluctuations in the cost of services.

Legal Costs
Each party will be responsible for their own legal fees if applicable.

Energy Performance Certificate
The property of which the salon/treatment room form's part has a has an energy performance rating of -C-70

VAT
The rental quoted is exclusive of any VAT liability – If applicable

Viewing
Please contact the office for further information and viewing arrangements

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