



High Street, Walton-on-The-Naze

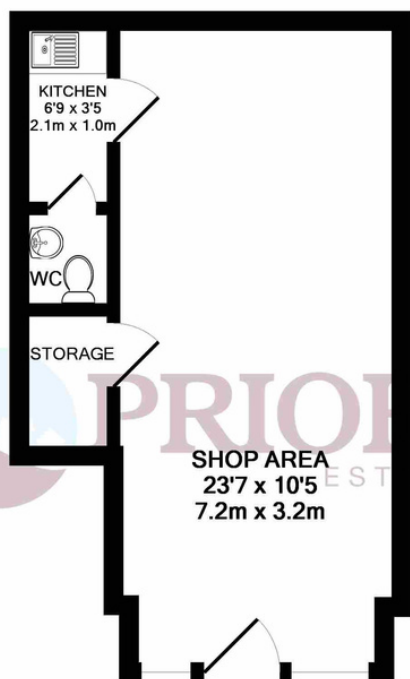
£520 pcm

Priory Estates are delighted to offer to the rental market this lock up shop, located in Walton-on-the-Naze. Benefits include being in a fantastic location, situated in the heart of the seaside town, just moments away from local transport links, car parks and the beach. Additional features consist of being modern throughout, electric heating and having a separate WC and kitchen, as well as added storage space.

Usage:

For change of usage, the applicant will need to arrange this via Tendring District Council.

Rateable Value: Current rateable value (1 April 2026 to present) is £4,450. However, ingoing Tenants may be eligible for 100% Small Business Rate Relief subject to meeting eligibility criteria.



TOTAL APPROX. FLOOR AREA 297 SQ.FT. (27.6 SQ.M.)

Whilst every attempt has been made to ensure the accuracy of the floor plan 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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Financial Requirements: A deposit equivalent to 3 months' rent is required in cleared funds prior to the commencement of the lease.

Legal and Administration Fee:
£300.00 plus VAT

Agents Note: Whilst every care has been taken to prepare these particulars, they are for guidance purposes only. All measurements are approximate, 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 tenants are advised to recheck the measurements.