RETAIL USE

Former Public Convenience, New Road, LUDLOW, Shropshire, SY8 2NX

The former public conveniences which has planning for conversion to Retail use as per the plans shown attached to these particulars.

£5,000 Per Annum Exclusive
TO LET

Location
The property is situated fronting onto New Road in the Town of Ludlow adjacent to Ludlow Hospital and a One Stop Convenience Store.

New Road serves as one of the main roads serving the town of Ludlow.

The property comprises of former public conveniences which has planning consent under Application Number 12/02643/FUL for conversion to Retail use as per the plans shown attached to these particulars.

Guide Rental
£5,000 Per Annum Exclusive

Tenure
The premises are offered to let on a new lease for a length of term by negotiation with rent reviews at three yearly intervals. The lease will be granted on a Tenants Full Repairing and Insuring Basis.

Services (Not Tested)
It is understood that mains water, electricity and drainage are connected to the property subject to normal connection charges.

Fixtures & Fittings
Only those items described in these sales particulars are included in the sale.

Local Authority and Council Tax
Shropshire Council
Shirehall
Abbey Foregate
Shrewsbury
SY2 6ND
Telephone: 0345 678 9000

Financial Act 1989
Unless otherwise stated, all prices and rents quoted are exclusive of Value Added Tax (VAT). Any intending Tenant should satisfy themselves independently as to VAT in respect of any transaction.

Viewing
Strictly by prior appointment through the sole letting agents. Halls Commercial Halls Holdings Limited Halls Holdings House Bowmen Way Battlefield Shrewsbury SY4 3DR
Contact: James Evans BSc (Hons.) MRICS
Email: james.evans@hallsgb.com
Telephone: 01743 450700

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hallscommercial.co.uk