



Retail / Office / Restaurant To Let
**Bishops Waltham,
nr. Southampton - The
Square, SO32 1GH**

Period, character retail / offices

Location

Bishops Waltham is a small, character town close to Southampton. The property is very prominently located on The Square in the town centre. Recognised retailers include **Costa, Sainsbury's, Co-op, Hays Travel, the Post Office** and **Lloyds Bank**. There are also numerous local and regional retailers.



Description

- A very prominent, listed, character building providing ground floor retail, basement storage and offices at upper parts.
- The property could be split either horizontally or vertically.

The approximate dimensions and areas are detailed below:

Description	Imperial	Metric
Principle Internal Width	38'3	11.67
Built Depth	29'10	9.11
Ground Floor	1,827	169.7
First Floor	307	28.6
Second Floor	413	38.3
Basement	203	18.8
Car Spaces		

Lease

Available by way of a new lease for a term of 5 years or more.

Rent

The passing rent is £37,500pax

Rates

The VOA advise that the rates are:

Rateable Value	£32,000
Rates payable	£15,968

Legal Costs

Each are to bear their own associated legal costs

EPC

Being prepared.

Contact

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