



20 South Street
Lancing, BN15 8AG

**TO LET - Retail / Office
Space
Rental £14,000 Per Annum**

547 sq ft
(50.82 sq m)

- New Lease
- Available Now

20 South Street, Lancing, BN15 8AG

Summary

Available Size	547 sq ft
Rent	£1,166.66 per month
Rates Payable	£8.12 per sq ft A tenant should be eligible for rates relief on this unit, please confirm with local council
Rateable Value	£8,900
Service Charge	N/A
Car Parking	N/A
VAT	To be confirmed
Legal Fees	Each party to bear their own costs
Estate Charge	N/A
EPC Rating	C (61)

Description

The property comprises of an end of terrace ground floor lock-up shop with two toilets and kitchen facilities, it would make a great starter unit for a new business, the unit also has the benefit of a rear yard space / parking area.

Location

The property is located on the West side of South Street and is situated within the South Street shopping parade. There are a plethora of other occupiers both national and local including Asda, Grove Lodge Vets, and Co-operative funeral care. Lancing is a large coastal village and is situated approximately 8 miles west of Brighton and 2.5 miles to the east of Worthing. There is convenient parking situated outside the unit.

Accommodation

The accommodation comprises the following areas:

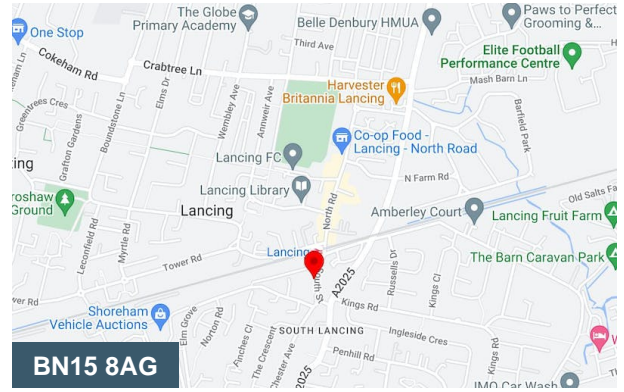
Name	sq ft	sq m
Ground - Ground Floor Retail	547	50.82
Total	547	50.82

Viewings

Viewings can be arranged via the landlord sole agent Newlands Property.

Terms

The property is available on a new FRI lease, with terms to be agreed and asking rental of £14,000 per annum



Viewing & Further Information



Richard Lowrey

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