



2 Bank House

East Street, Littlehampton, BN17 6AX

**TO LET - New Class E Retail
Unit
Rental £15,000 PAX**

951 sq ft
(88.35 sq m)

- New Lease
- Brand New Unit
- Available Now

2 Bank House, East Street, Littlehampton, BN17 6AX

Summary

Available Size	951 sq ft
Rent	£1,250 per month
Business Rates	To be reassessed
Service Charge	N/A
VAT	To be confirmed
Legal Fees	Each party to bear their own costs
EPC Rating	EPC exempt - Currently being constructed or undergoing major refurbishment

Description

Newly constructed Class E retail space, offering open plan layout with rear Kitchenette and W.C. Suitable for various uses excellent starter unit for a new or expanding business.

Location

Located in Littlehampton town centre, with good level of passing trade and footfall situated on the main route into the town centre.

Accommodation

The accommodation comprises the following areas:

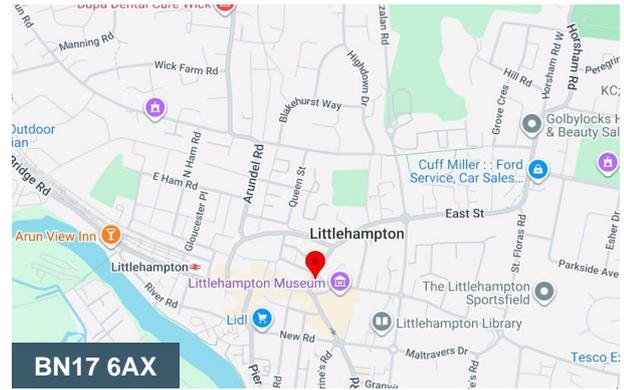
Name	sq ft	sq m
Ground	951	88.35
Total	951	88.35

Viewings

Viewings can be arranged via the landlords Sole Agent - Newlands Property

Terms

Available on a new FRI lease with terms to be agreed, asking rental £15,000 PAX



Viewing & Further Information



Richard Lowrey

01273-779777 | 07725-723021

richard@newlandsproperty.com