

# 4 The Bayliss Centre

High Street, Street, Somerset BA16 0EX

606 sq ft 56 sq m



**RETAIL UNIT TO LET**

## LOCATION AND DESCRIPTION

The property is prominently situated in the popular Bayliss Centre on the main High Street and comprises a ground floor retail unit with rear office and staff facilities. There is a dedicated parking space to the rear of the building.

## ACCOMMODATION

Internal width	15'6"	4.75 m
Shop depth	34'6"	10.51 m
Sales area	536 sq ft	48.87 sq m
Store	70 sq ft	6.56 sq m

## EPC RATING

D99. Certificate available on request.

## LEASE

The premises are available on a new effectively full repairing and insuring lease for a term of 10 years, subject to a rent review at the end of year 5, at a commencing rent of £9,000 pax.

## RATES

Rateable Value (2017 Listing)  
£7,200



## VIEWING

Viewing / further information:



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On the instructions of:



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