



# TO LET

Retail Unit  
525 sq.ft (49 sq.m)

**7 The Bayliss Centre**, High Street, Street, Somerset **BA16 0EX**

- Ground floor retail unit
- Rear office and staff facilities
- Dedicated car park space
- Tenants include Cartridge World, Milk No Sugar Coffee Lounge, The Washboard

## 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.

## AREAS (approx. NIA)

UNIT 7	sq.ft	sq.m
Ground Floor Sales	465	43
Rear Office	60	6
<b>TOTAL</b>	<b>525</b>	<b>49</b>



## LOCATION - BA16 0EX

High Street in Street is in the South West region of England, in the constituency of Wells.

## SERVICE CHARGE & INSURANCE

The units participates in a service charge scheme. The Landlord will insure the premises the premiums to be recovered from the tenant.

## RENT & RATES

Available on application. The property is elected for VAT.

## ENERGY PERFORMANCE

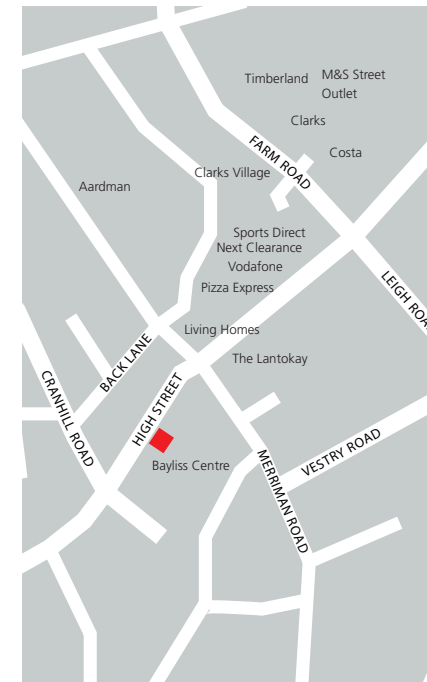
Further information available upon request.

## PLANNING

It is the ingoing tenant's responsibility to verify that their intended use is acceptable to the Local Planning Authority.

## REFERENCES & LEGAL COSTS

Each party is responsible for their own legal costs in connection with the granting of a lease.



## VIEWING

Strictly via prior appointment:



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Lower Middle Street  
Taunton  
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## 7 The Bayliss Centre, High Street, Street, Somerset BA16 0EX

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# LCP

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