



RETAIL TO LET

## 68-70 CHURCH WALK

Burgess Hill, RH15 9AS

SUBSTANTIAL TOWN CENTRE SHOP TO LET ON  
PEDESTRIANISED STREET IN MID SUSSEX  
COMMUTER TOWN LOCATED BY PROPOSED  
EXCITING NEW COMPLEX

6,434 SQ FT

**Eightfold**  
property

Tel: 01273 672 999  
Website: [www.eightfold.agency](http://www.eightfold.agency)

# Summary

<b>Available Size</b>	6,434 sq ft
<b>Rent</b>	£65,000 per annum exclusive of rates, VAT & all other outgoings.
<b>Rates Payable</b>	£12,988 per annum Based on 2026 valuation UBR 38.2p
<b>Rateable Value</b>	£34,000
<b>VAT</b>	Not applicable
<b>Legal Fees</b>	Each party to bear their own costs
<b>EPC Rating</b>	E (119)

## Description

A modern 2 storey building with a large open plan retail space at ground floor level & similar again on the first floor that could be suitable for sales or storage. to the rear of the property is rear loading & parking for approximately 2 cars.

## Location

The subject property is situated on the northern side of Church Walk, Burgess Hill, a pedestrianised street in town centre a few minutes walk from Burgess Hill Train Station which is situated on the London to Brighton line. A joint venture scheme between New River retail & the local council is due to commence in the summer of 2026 which will include a mix of leisure, retail, offices & residential dwellings, planned to reinvigorate the town centre. Burgess Hill is a Mid Sussex market town located to the north of Brighton & south of Haywards Heath & Crawley. Nearby occupiers include Specsavers, Boots, TJ Jones , Santander, Cafe Nero & Waitrose.

## Accommodation

The accommodation comprises the following areas:

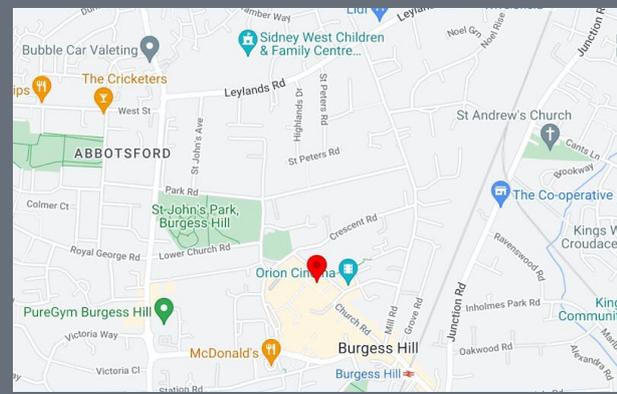
Name	sq ft	sq m
Ground - Sales	3,127	290.51
1st - Sales/ Storage	3,307	307.23
<b>Total</b>	<b>6,434</b>	<b>597.74</b>

## Terms

Available by way of a new full repairing & insuring lease for a minimum term of 5 years with provision for 5 yearly upward only rent reviews, where appropriate.

## AML & KYC

Searches will be required on the relevant parties as required. Searches will be carried out at cost of £50 plus VAT per person needing a search.



## Get in touch

**Max Pollock**

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max@eightfold.agency

**Alex Gardner**

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alex@eightfold.agency

## Eightfold Property

The above information contained within this email is sent subject to contract. These particulars are for general information only and do not constitute any part of an offer or contract. All statements contained therein are made without responsibility on the part of the vendors or lessors and are not to be relied upon as statement or representation of fact. Intending purchasers or lessees must satisfy themselves by inspection or otherwise, as to the correctness of each of the statements of dimensions contained in these particulars. Generated on 07/02/2026



# Energy performance certificate (EPC)

68-70 Church Walk  
BURGESS HILL  
RH15 9AS

Energy rating

**E**

Valid until: **23 July 2027**

Certificate number: **9883-3093-0531-0400-5005**

Property type

A1/A2 Retail and Financial/Professional services

Total floor area

661 square metres

## Rules on letting this property

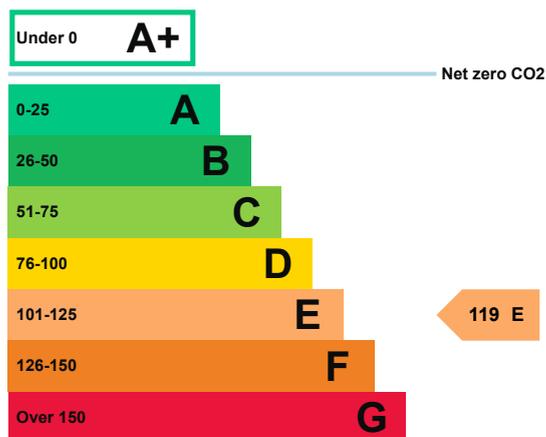
Properties can be let if they have an energy rating from A+ to E.

## Energy rating and score

This property's current energy rating is E.

Properties get a rating from A+ (best) to G (worst) and a score.

The better the rating and score, the lower your property's carbon emissions are likely to be.



## How this property compares to others

Properties similar to this one could have ratings:

If newly built

31 B

If typical of the existing stock

91 D

## Breakdown of this property's energy performance

Main heating fuel

Grid Supplied Electricity

Building environment

Heating and Natural Ventilation

Assessment level

3

Building emission rate (kgCO<sub>2</sub>/m<sup>2</sup> per year)

99.72

Primary energy use (kWh/m<sup>2</sup> per year)

590

## Recommendation report

Guidance on improving the energy performance of this property can be found in the [recommendation report \(/energy-certificate/0580-0443-8519-3903-0006\)](#).

## Who to contact about this certificate

### Contacting the assessor

If you're unhappy about your property's energy assessment or certificate, you can complain to the assessor who created it.

Assessor's name	Richard Siddall
Telephone	02476 233144
Email	<a href="mailto:richard.siddall@wensleylawz.com">richard.siddall@wensleylawz.com</a>

### Contacting the accreditation scheme

If you're still unhappy after contacting the assessor, you should contact the assessor's accreditation scheme.

Accreditation scheme	Elmhurst Energy Systems Ltd
Assessor's ID	EES/007509
Telephone	01455 883 250
Email	<a href="mailto:enquiries@elmhurstenergy.co.uk">enquiries@elmhurstenergy.co.uk</a>

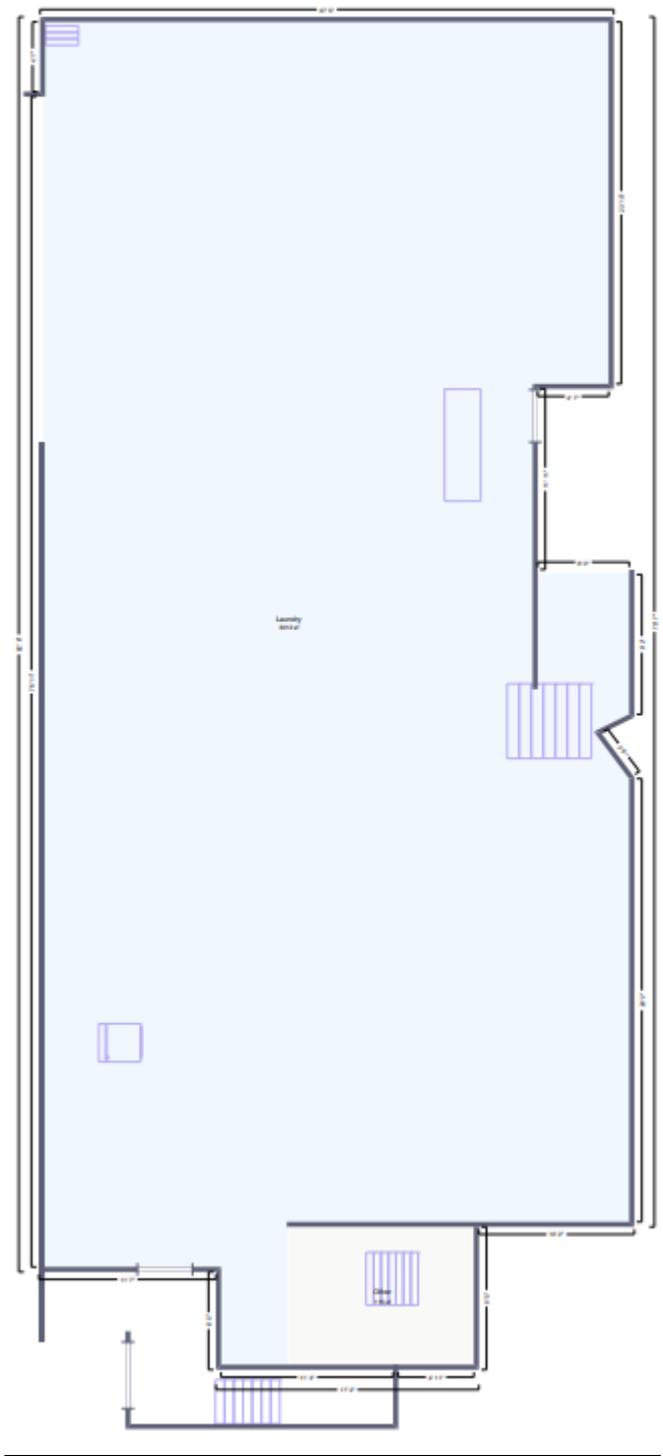
### About this assessment

Employer	Wensley & Lawz Ltd
Employer address	116 Walsgrave Road Coventry CV2 4ED
Assessor's declaration	The assessor is not related to the owner of the property.
Date of assessment	5 July 2017
Date of certificate	24 July 2017

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Indicative Floor Plans for illustration only. Not to scale & not to be relied upon for measurements.

**GROUND FLOOR**



**1<sup>ST</sup> FLOOR**



