

2 JOHNSONS COURTYARD, SOUTH STREET, SHERBORNE, DT9 3TD



RETAIL UNIT TO LET

RENT £24,000 per annum

**Chesters
Harcourt**

2 JOHNSONS COURTYARD, SOUTH STREET, SHERBORNE, DT9 3TD

SUMMARY

- Retail unit in central Sherborne
- Fronting South Street and close to Cheap Street
- Front and rear access
- Attractive double fronted shop
- New lease available on flexible terms

THE PROPERTY

A double fronted shop being part of a handsome Listed building. The property has a regular layout. At the rear is a store, WC and sink area.

THE LOCATION

Sherborne has a wealth of period attractions including two castles and Sherborne Abbey. Sherborne's history can be seen throughout the town in its Georgian Architecture built from ochre-coloured ham stone, particularly prominent at the two world famous independent schools; Sherborne Boys and Sherborne Girls, both of which attract pupils nationally and internationally. The town is also known for its high street, uniquely filled with independent and high-street chains alike as well as some of the best eateries in Dorset. The A30 runs through Sherborne connecting London to Penzance along with Sherborne railway station with direct routes to London. The property is located just off the principal high street, Cheap Street. Nearby occupiers include Bean Shot Coffee, The Pear Tree and Connells Estate Agents.

LEASE

A new lease is offered on terms to be agreed subject to references and/or a deposit being provided.



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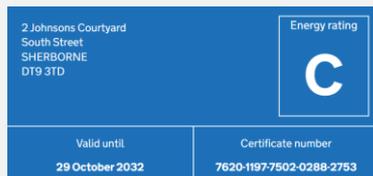
PRICE

£24,000 per annum

SERVICE CHARGE

Approx. £1,035 + VAT pa. The building insurance is covered within the service charge. .

EPC RATING



RATES

£23,000

<https://www.tax.service.gov.uk/business-rates-find/valuations/start/415004000>

VAT

The property has been elected for VAT

CONTACT

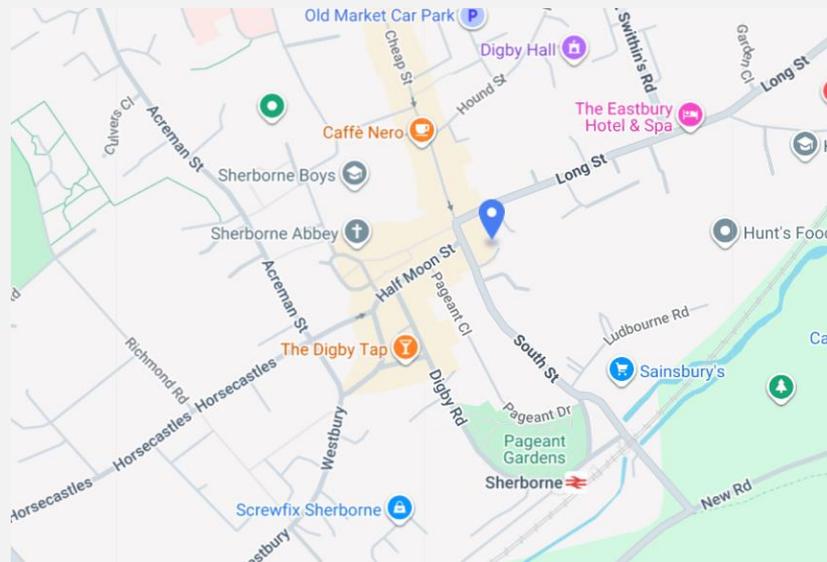
For further information please contact Chesters Harcourt :

David Foot MRICS

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07825 525055 or 01935 415454

Floor Areas	Approx. GIA (m2)	Approx. GIA (sq ft)
2 Johnsons Courtyard	92.6	997



Chesters Harcourt

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