

**fisher
german**

28-50 Ryton Street

Worksop, Nottinghamshire, S80 1AA

Leasehold
Former Medical Clinic
Class E Use

1,897 Sq.ft (176.24 Sq.m)



To Let | £10,000 pa



Key information

- Former medical clinic
- Variety of Uses
- Class E Use
- Central Location
- 1,897 sq ft over two floors

28-50 Ryton Street, Worksop, S80 1AA

Located in the centre of Worksop, the two-storey property forms part of the Royal Mail delivery office for Worksop with frontage onto the main road. The property comprises of a two storey, red brick-built structure with concrete pillars.

The ground floor of the property hosts a large reception, former clinic room and adjoining washroom facilities. The first floor comprises of former waiting room, 4 clinic rooms, offices, kitchen, storage and separate staff/ patient toilets. The space is ideal for a variety of uses including medical, aesthetic treatment and office space.

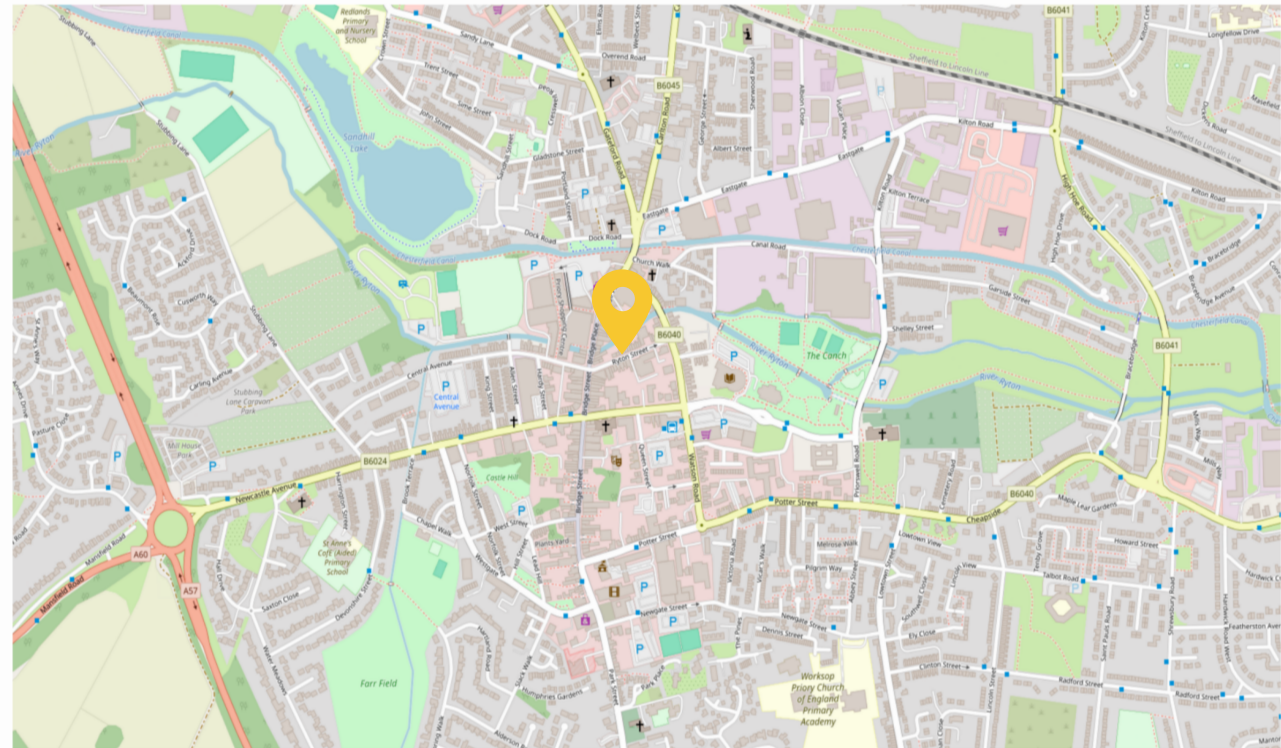
Internally, the property is fitted with vinyl floor coverings, plaster painted walls and LED strip lighting.

There is a small yard area to the rear of the property, which is separated from Royal Mail's rear yard.

Location

The property is located on Ryton Street, Worksop, a town in the Bassetlaw District on Nottinghamshire. Ryton Street intersects the main high street in Worksop providing a prime location within the town centre.

Worksop is a North Nottinghamshire market town centrally positioned and is within easy reach of the surrounding centres of Doncaster, Sheffield, Rotherham, Lincoln and Nottingham. The property is located 0.9 miles east of the A57 intersection, which connects the property to both the M18 and M1 to the west of the property and the A1 to the east.



Produced on Land App, Aug 13, 2025
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200 m
Scale 1:8731 (at A4)
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Locations

Worksop - 0.4 miles
Sheffield - 17.0 miles
Chesterfield - 15.1 miles

Nearest station

Worksop - 0.5 miles

Nearest airport

East Midlands - 44.8 miles

What3Words:

///Posts.sunk.reply

Further information

Guide Price

£10,000 per annum exclusive

Tenure

Leasehold

Lease Terms

The accommodation is available to let on terms to be agreed.

Business Rates

Occupiers will be responsible for paying business rates directly to the local authority.

Legal Costs

Each party to be responsible for their own legal costs incurred in this transaction.

Fixtures & Fittings

Any fixtures and fittings not expressly mentioned within these particulars are excluded from the letting

Services

We confirm we have not tested any of the service installations and any occupiers must satisfy themselves as to the state and condition of such items.

EPC

The EPC rating is C (75)

Anti Money Laundering

The successful tenant will be required to submit information to comply with Anti Money Laundering Regulations.

VAT

Unless otherwise stated, all prices and rents quoted are exclusive of Value Added Tax (VAT). Any intending tenant should satisfy themselves independently as to VAT in respect of this transaction.

Viewings

Strictly by prior arrangement with the sole agents.



Contact us

Viewings by appointment only.

To arrange a viewing, please contact:



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Particulars dated August 2025. Photographs dated August 2025.



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