

Tel: **01844 261121**
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FIELDS

commercial property
land and new homes

To Let

34 Dollicott, Haddenham, Aylesbury, HP17 8JG



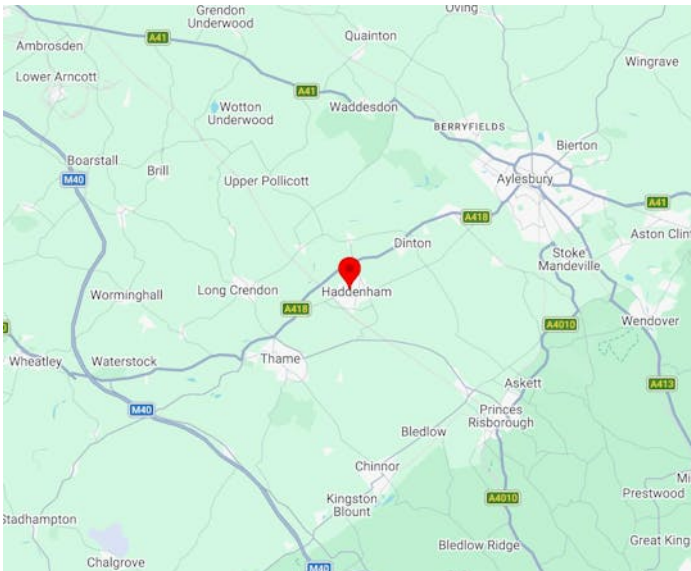
A Charming Bespoke Built Hairdressers Available To Rent In Haddenham

Size: 386 Sq Ft
Rent: £10,800 Per Annum

Fields Commercial | 5a Cornmarket | Thame | Oxfordshire | OX9 3DX

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Features:

- Village location with fantastic transport links
- Purpose built hairdressers
- Kitchen and W/C within the premises
- Available immediately
- Class E uses considered
- 100% small business rates relief available

EPC - EPC exempt - EPC has been commissioned, will be available in less than 28 days

Location

The property is within walking distance of Haddenham and Thame Parkway station. Haddenham is a large village in Buckinghamshire near the border with Oxfordshire. Thame 3 miles, Aylesbury 6 miles, M40 motorway Jct 7 8 miles, and Oxford 16 miles.

Description

This charming property was designed as a purpose built hairdressers and is now available to rent for this use or other uses within Class E subject to landlord approval.

The premises is approximately 386 Sq ft including an open plan salon / retail area with a well fitted kitchen and W/C to the rear.

The premises is accessed through a single personal door at the front, the premises has water, electricity and gas central heating via radiators throughout.

The property is located just off of Thame Road, the main road leading through Haddenham.

Rates

The property is located in Buckimngshire rating authority.

Rateable value: £6,400

Rates payable: £2,764.80

100% small business rates relief applicable.

Terms

A new lease is available.

RENT: £10,800 per annum ex. VAT

Viewing

Strictly by appointment with the agent.

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