



48 High Street
Heathfield, TN21 8JB

**Prominent corner position,
High Street shop to let**

1,035 sq ft
(96.15 sq m)

- High Street corner position
- Separate rear access for loading
- New lease available

48 High Street, Heathfield, TN21 8JB

Summary

Available Size	1,035 sq ft
Rent	£15,000 per annum
Business Rates	Current 1 April 2023 to present - £11,000. Future from 1 April 2026 - £13,000.
EPC Rating	C

Description

Oldfield Smith are pleased to launch to market in the heart of Heathfield High Street, 48 High Street is a prime commercial property offering excellent visibility and strong footfall.

This versatile space is ideal for retail, office, alternative purposes, providing businesses with a prominent location in a thriving local environment.

The property features a flexible layout with bright, open-plan interiors, allowing easy adaptation to suit your business requirements. Large display windows ensure excellent exposure, making it perfect for showcasing products or creating an inviting customer experience. There are separate loading access to rear store rooms.

The property is available by way of a new lease or via an assignment of the existing lease. More information available upon request.

Location

Located on Heathfields High Street - just at the junction of Cherwell Road and close to the junction of Station Road.

Accommodation

The accommodation comprises the following areas:

Description	sq ft	sq m
Size	1,035	96.15
Total	1,035	96.15



Viewing & Further Information



Alex Roberts

01825 762 222 | 07795 212 798

alex@oldfield-smith.co.uk



Hannah Murphy

01825 762222

hannahm@oldfield-smith.co.uk