



ROCHE

Retail

School Road, Drayton, Norwich, NR8 6DN

Office, Retail - Out Of Town To Let | £32,500 per annum | 2,856 sq ft

Retail - Out of Town - To Let, Norwich

Description

The property has undergone a comprehensive refurbishment and comprises a ground floor, detached former bank branch which provides a semi open plan sales / retail space with ancillary offices and WC facilities to the rear. The property is suitable for alternative uses subject to planning. There is currently space for 8 vehicles within the side yard/car park. Additional parking spaces may also be available to the rear of the site by way of a separate licence agreement.

Location

Drayton is located 6 miles to the north west of Norwich City Centre on the A1067 which provides a direct route to Fakenham and the A1270 dualled Broadland Northway ring road which lies 1.5 miles to the north and provides links to the A47 and A11. The property is located in a prominent position fronting School Road adjacent to the Taverham Road junction. Occupiers in close proximity include EG Service Station, Domino's, Tesco, Drayton Dental Care, Post Office as well as a number of independent retailers and cafes.

Accommodation

Description	sq ft	sq m
Ground floor	2,856	265.33
Total	2,856	265.33

Terms

The property is available by way of a new full repairing and insuring lease for a term to be agreed.

Summary

- Rent: £32,500 per annum
- Business rates: The Valuation Office Agency website indicates that the 2026 Rateable Value is £27,000.
- Legal fees: Each party to bear their own costs
- EPC: D (80)

Further information

- [View details on our website](#)

Contact & Viewings

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