



## TO LET

831 SQ FT  
(77.20 SQ M)

£22,500 PER ANNUM

Attractive retail unit in the town centre with nearby free parking.

- Town centre location
- Free public parking nearby
- Attractive frontage
- Three-phase power



## Summary

Available Size	831 sq ft
Rent	£22,500 per annum
Rateable Value	£23,000 from 1st April 2026
VAT	To be confirmed
Legal Fees	Each party to bear their own costs
EPC Rating	B

## Description

The property comprises a single storey retail unit situated within Wesley Walk and benefitting from an attractive shop front. Internally the property has been fitted as a beautician with a main reception/waiting area and three separate treatment rooms. There is a small kitchen area and a WC to the rear of the property.

## Location

The property is located in Witney town centre fronting onto Wesley Walk which links to the High Street. Free public parking is available nearby.

## Accommodation

The accommodation comprises the following areas:

Name	sq ft	sq m	Availability
Ground - Retail	762	70.79	Available
Ground - Kitchen	69	6.41	Available
<b>Total</b>	<b>831</b>	<b>77.20</b>	

## Viewings

Strictly by appointment with Chaston Conway.

## Terms

To let on a new full repairing and insuring lease for a term to be agreed. The quoting rent is £22,500 per annum exclusive.

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