

TO LET

TOWN CENTRE RETAIL PREMISES

109.07 SQ M (1,174 SQ FT) - 335.01 SQ M (3,606 SQ FT)

16 Carfax, Horsham, RH12 1LR



Summary

Available Size	1,174 to 3,606 sq ft
Rent	£120,000 per annum exclusive (as a whole).
Rateable Value	£128,000 The property is currently rated as a whole. A new assessment would be needed if re-divided in 3 separate units.
EPC Rating	Upon enquiry

Location

The property is situated on the Carfax, a busy thoroughfare through the centre of the town. There is a variety of retailers located within the immediate proximity including Fat Face, Crew Clothing Co., Panino, Gails Bakery and Natwest. The premises are close to the entrance to Piries Place which includes a 3 screen Everyman cinema alongside new retail, restaurant and drinking establishments including Miller & Carter, the Red Deer and Starbucks. Swan Walk Shopping Centre and West Street (Horsham's prime retailing area) are located close by along with a number of town centre car parks. Horsham's mainline railway station is also within short walking distance.

Description

Spanning across ground floor only, the premises currently comprises 3 amalgamated units to create an open retail space with partitioned offices, staff area, kitchen and WCs. The premises also benefits from 7 designated car parking spaces to the rear of the property. The 3 units could be taken on a combined or individual basis.

Accommodation

The accommodation comprises the following approximate net areas:

Description	sq ft	sq m
Unit 1	1,289	119.75
Unit 2	1,196	111.11
Unit 3	1,174	109.07

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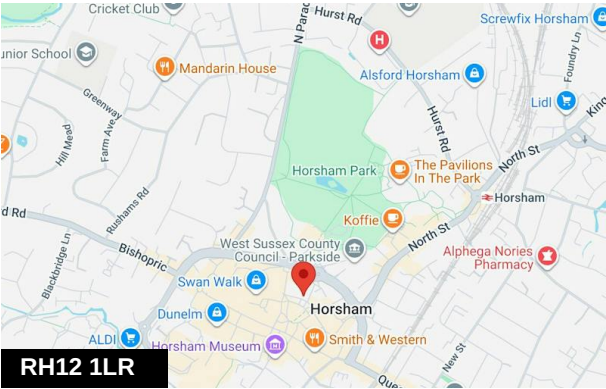
If a configuration of units are taken the Net Internal Area(s) will change. The total Net Internal Area of all 3 units in their current configuration have an approximate Net Internal Area of 335.01 sq m (3,606 sq ft) (given the present size of WC blocks, electrical cupboards etc).

VAT

VAT may be applicable on the terms quoted.

Legal Fees

Each party to be responsible for their own legal costs.



Viewing & Further Information



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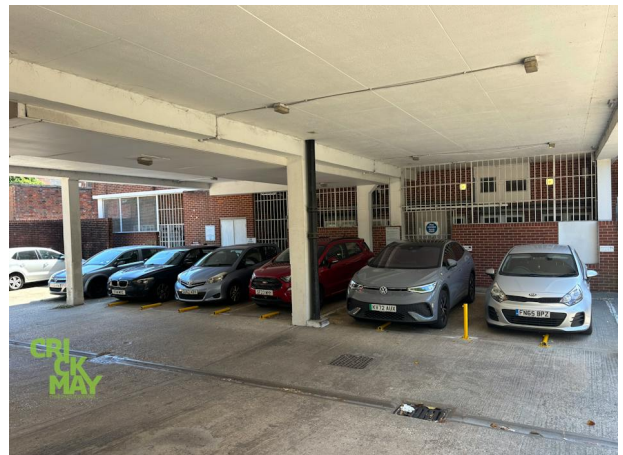
More details @ [crickmay.co.uk](https://www.crickmay.co.uk)



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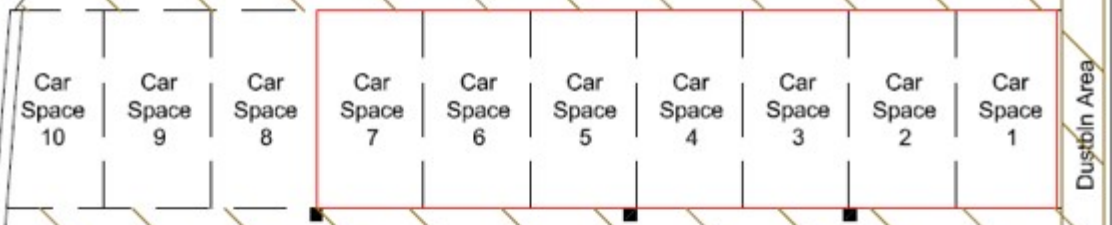
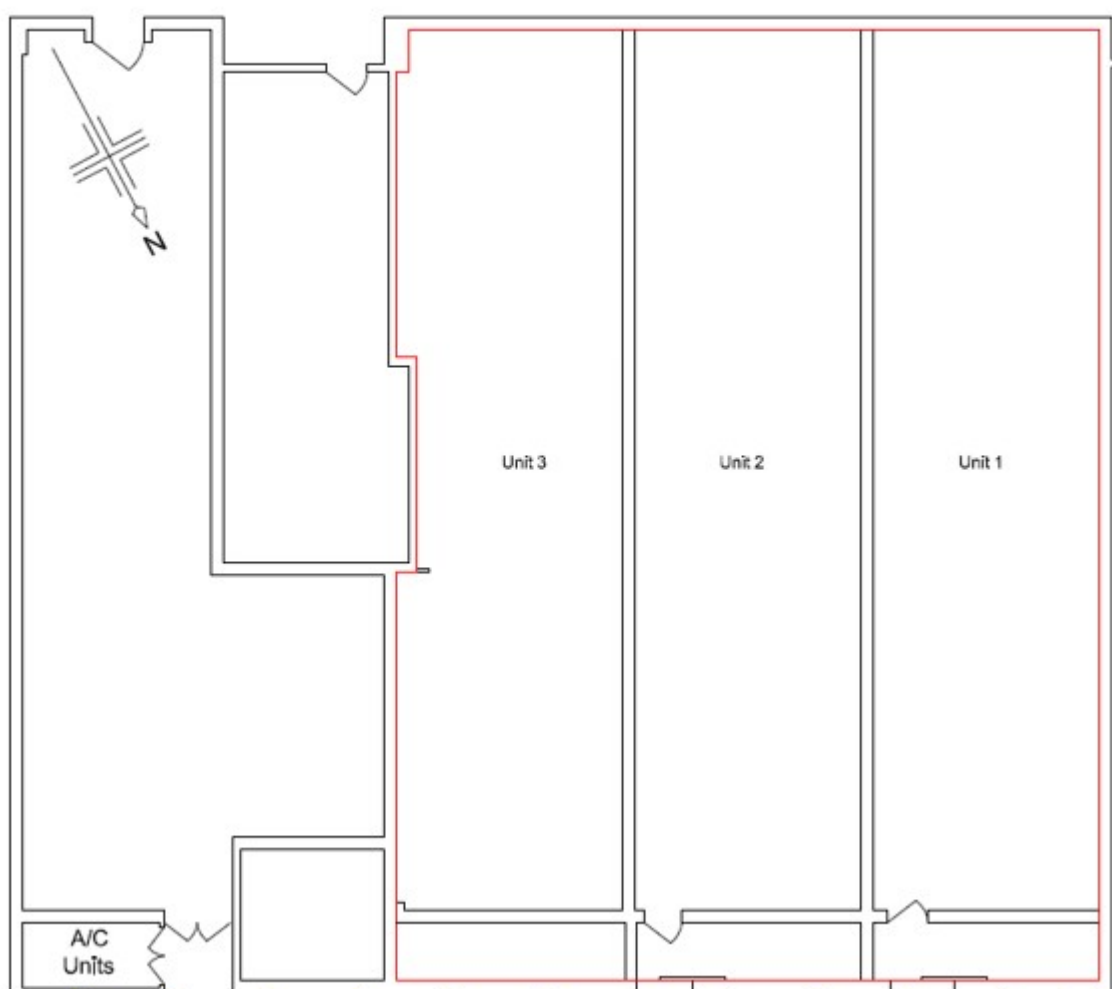
Particulars contained herein are for guidance only and their accuracy is not guaranteed neither do they form any part of a contract. All figures quoted are exclusive of VAT if applicable.





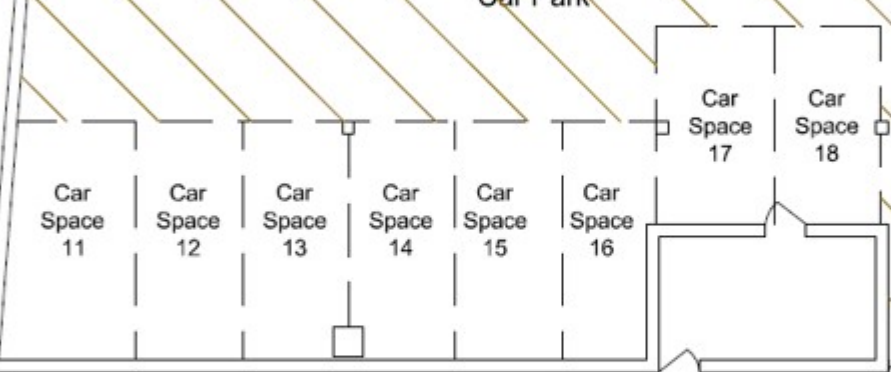
Ground Floor

Access Pathway



Dustbin Area

Car Park



MEDWIN WAY

Location Plan



