



## Hendford Manor, 33 Hendford, Yeovil, BA20 1UN

Period Office Building For Sale/To Let

### Summary

<b>Tenure</b>	To Let / For Sale
<b>Available Size</b>	6,957 sq ft / 646.33 sq m
<b>Business Rates</b>	1st - 2nd Flrs - £8,000 1st Flr Pt & Gnd Flr -£32,500 This is the rateable value for the property. It is not what you pay in business rates or rent. Your local council uses the rateable value to calculate the business rates bill.
<b>EPC Rating</b>	Upon enquiry

### Key Points

- Period Office Building
- Detailed floor plans available
- For Sale or To Let
- Car Parking
- Grade 11 listed
- Drone footage of the property available
- Prime town centre location
- Main road profile



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Estate Charge	N/A
EPC Rating	Upon enquiry

## Description

The property comprises a substantial detached period building formerly a house (circa 1720). It is of two storey construction centered around a courtyard. At the rear of the property is a private car park. It is currently a HQ office building.

## Location

Yeovil is a regional centre in South Somerset. It is strategically located just to the south of the A303. The town's economy is centred on the aeronautical industry being home to Leonardo Helicopters. Other significant occupiers in the town include Boeing and BAE Systems.

The subject property is located in Hendford. Hendford is one of the principal town centre trading locations being adjacent to the prime retail area.

Immediately to the rear of the property is a large public car park together with the Octagon Theatre.

## Accommodation

The accommodation comprises the following areas:

Name	sq ft	sq m	Availability
Ground	3,479	323.21	Available
Upper Ground	3,029	281.40	Available
Basement	449	41.71	Available
Total	6,957	646.32	



## Viewing & Further Information



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