

Sainsbury's

TO LET Retail Unit Buntingford

65-67 High Street
Herts, SG9 9AE

Key information

- Located at the rear of the Sainsbury's fronting onto High Street
- Planning Use Class E
- Size – 4,263 sq ft
- Quoting rent £15,000 per annum



Contact

Ella Traynor – 07958 028 582
ella.traynor@rapleys.com

Rob Fraser – 07894 605 513
rob.fraser@rapleys.com



Location

Buntingford is a Hertfordshire town situated midway between the A1(M) and M11 motorways and bypassed by the A10 London/Cambridge road and lies about 12 miles to the north of Herford.

The property is located to the rear of the Sainsburys fronting onto the High Street.

Description

The premises comprise of a ground floor self-contained lock up unit and has formerly been used as a supermarket.

Floor	Sq m	Sq ft
Ground	396.1	4,263

Note: The above areas have been calculated in accordance with the RICS Code of Measuring Practice on an approximate net internal basis and must be verified by interested parties.

Planning

The premises falls within Class E of the Town & Country Planning (Use Classes) Order 2020.

Interested parties should carry out their own due diligence in this regard.

Terms

Available by way of a new sublease with terms to be agreed. The lease will be excluded from the security provisions of the Landlord and Tenant Act 1954.

Quoting Rent

£15,000 pa

Business Rates

The property is to be re-assessed following a new letting.

Interested parties are advised to make their own enquiries to the local authority regarding the rates liability and any reliefs that may be available.

Further information is also available at www.gov.uk/calculate-your-business-rates.

Energy Performance Rating

Energy Performance Asset Rating C-67. Please make contact for further details. A certificate can be made available.

Legal Costs

Each party is to be responsible for their own legal costs incurred in the transaction.

VAT

All figures quoted are exclusive of Value Added Tax which will be charged at the prevailing rate.

Identity Checks/AML

The Money Laundering Regulations require us to conduct checks upon all Prospective Parties. Prospective Parties will need to provide proof of identity and residence. For a Company, any person owning more than 25% must provide the same.

Viewing

Strictly via the sole letting agent only.

Additional Information

The link below provides access to the Sainsbury's UK Property Website which provides full details on all our Sainsbury's / Argos disposals.

Sainsbury's Property Disposals

Location Plan



Ella Traynor
07958 028582
ella.traynor@rapleys.com



Rob Fraser
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0370 777 6292

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