



RETAIL UNIT IN BUSY LOCAL PARADE TO LET
22 Morshead Road, Crownhill, Plymouth, PL6 5AH

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Summary

- Busy local shopping centre with free short stay (3hours) car park
- 370ft² / 34m²

Location

Crownhill is an affluent suburb of Plymouth to the north of the A38, near its junction with the A386 Tavistock Road, the main arterial route from the north. Since construction of the dual carriageway, Crownhill has become a busy local district centre with a variety of shops and services including convenience stores, pub, chemists, barbers and various hot food take-away food outlets. Some short stay free parking is available in the high street in a car park opposite.

Description

The property is situated on the ground floor, with glazed frontage and welfare.

Terms of Availability (subject to contract)

Available from 2024 on new FR&I lease terms at a rent of £10,000pa, intl.excl.

Services & Energy Performance

Mains Water, Electricity and Drainage are supplied to the property. EPC: A21.

Business Rates

Rateable Value (2023): £7,100 UBR multiplier 2023/24: 51.2p in the £

Planning / Use

The established use is dry cleaners which is known as Sui generis (without category). Planning permission may be required for almost any other use including retail, take-away, or office-compatible-with-retail use.

Viewing

To arrange a viewing please contact us on: (01752) 222135 or email enquiries@listers.uk.com

Agents Note: It is a requirement of the RICS that we advise parties to take professional independent advice on these terms.

In line with The Money Laundering Regulations 2007, Listers are obligated to verify ID for all clients that are conducting property transactions through the company.



Listers
PROPERTY CONSULTANTS

01752 222135

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