

Green Park Station, South Vaults, Bath City Centre, BA1 1JB

SELF CONTAINED COMMERCIAL SPACE IN PRIME BATH CITY CENTRE LOCATION

3,000 sq ft - Available on flexible lease terms

Suitable for occupiers
under Use Class E



LOCATION - BA1 1JB

Green Park Station South Vaults offers a distinctive commercial opportunity in a highly prominent central Bath location. The accommodation comprises a series of interconnected vaulted chambers, providing a unique and characterful environment. Original architectural features are retained throughout, including striking high brick-vaulted ceilings and exposed stonework, creating an exceptional setting for occupiers.

Green Park Station is recognised as a hub for independent, ethical and high-quality businesses, fostering a vibrant and collaborative community.

The beautifully restored Victorian railway station is situated approximately a two-minute walk from Bath city centre and offers an eclectic mix of local retailers, artisans and food operators.

Description

The South Vaults provides a ground floor self contained accomodation, the unit is suitable for a range of uses under Class E. The space has been recently refurbished and is available to the following specification:

- Excellent natural lighting throughtout.
- Recently redecorated and new carpet throughtout.
- Kitchen and W/C provisions.
- Unique arched walkways providing natural separation within the unit.

Office Floor Area (NIA)

Floor	Area (Sq ft)	Area (Sq M)
Ground floor offices	3,000 sq ft	279 sq m

Tenure

The offices are available via new lease directly from the landlord for a term of years to be agreed. Consideration will be given to flexible lease terms.

Quoting Rent & Service Charge

Upon Application to the joint agents,

Green Park Station, South Vaults, Bath City Centre, BA1 1JB



Inside Green Park Station



South Vaults Internal



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Business Rates

We recommend all interested parties contact the local authority to confirm the exact rating liability on the office suite.

Use

Use Class E commercial. Some uses outlined below that may be suitable:

- Offices and professional services.
- Studio, workshop or creative space.
- Health, wellbeing or consulting uses.
- Education, training or community-focused commercial use.
- Hybrid office / studio or managed workspace concepts.

EPC

D82

VAT

All figures quoted are exclusive of VAT.

Legal Costs

Each party to bear their own legal costs.

CONTACT

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