

Ramsgate - 19 Queen Street, Kent CT11 9DZ
Retail Premises to Rent



BLUE ALPINE

PROPERTY CONSULTANTS



Ramsgate - 19 Queen Street, Kent CT11 9DZ

Retail Premises to Rent



Property Features:

- Comprises three-storey retail premises
- Suitable for variety of uses (Class E)
- VAT is NOT applicable to this property
- Available on a new lease with flexible terms
- Located on prime pedestrian street in the heart of the town centre with occupiers nearby including KFC, Café Nero, Halifax, Lloyds, Timpson, Pharmacy and more.

Property Description:

Comprises ground floor retail premises with internal access to first and second floor ancillary, providing the following accommodation and dimensions:

Ground Floor: 34 sq m (365 sq ft)

Open plan retail, storage, wc

First Floor: 34 sq m (365 sq ft)

Open plan ancillary

Second Floor: 31 sq m (335 sq ft)

Open plan ancillary

Total GIA: 99 sq m (1,065 sq ft)



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Terms:

Available on a new lease with terms to be agreed by negotiation

Rent: £288.46 per week (PCM: £1,250)

Deposit: £3,750 (3 Months)

Rateable Value:

Rateable Value - £6,300 p.a.

Rates Payable - £0*

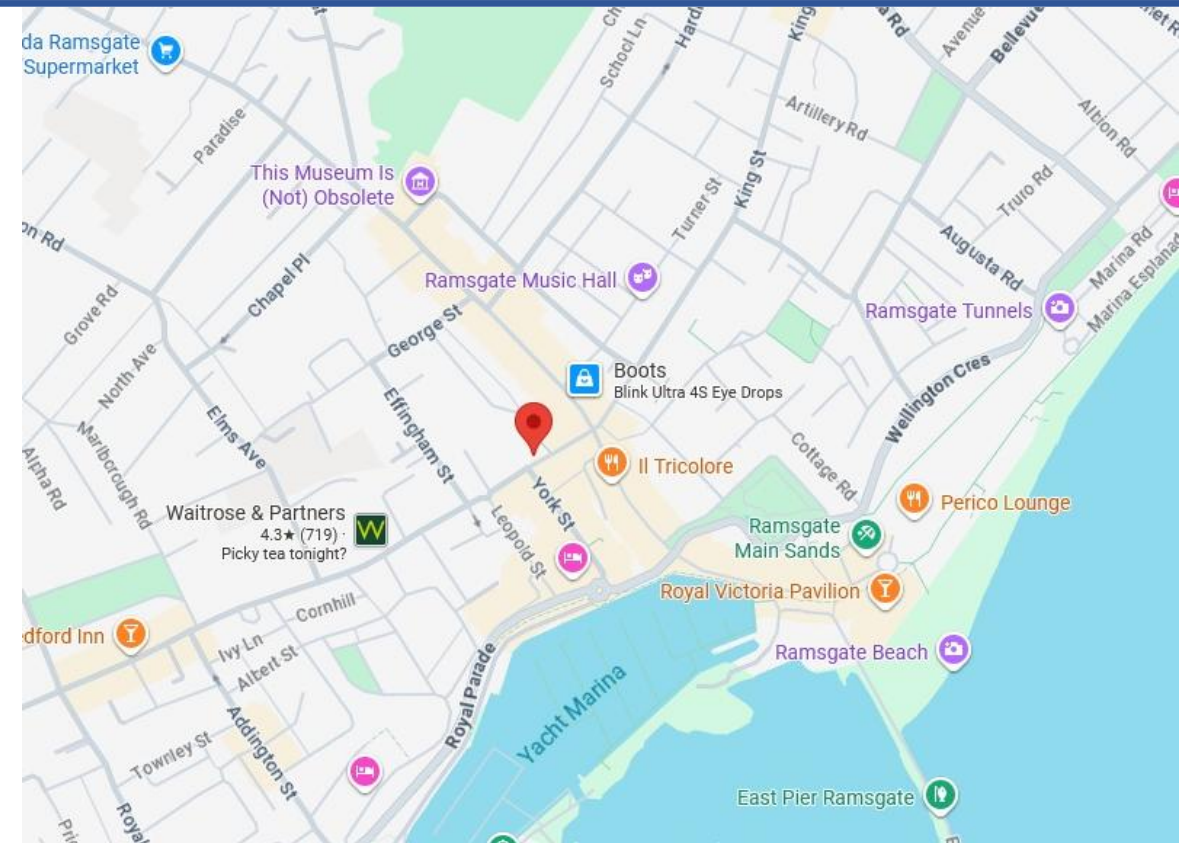
*Note - Small business rates relief available (subject to terms)

EPC:

The property benefits from a C Rating. Certificate and further details available on request.

Location:

Ramsgate is a seaside town in the district of Thanet in east Kent. Ramsgate station is approximately 0.7 mile to the north and provides direct services into Central London. The property is located on prime pedestrian street in the heart of the town centre with occupiers nearby including KFC, Café Nero, Halifax, Lloyds Bank, Timpson, Pharmacy and many more.



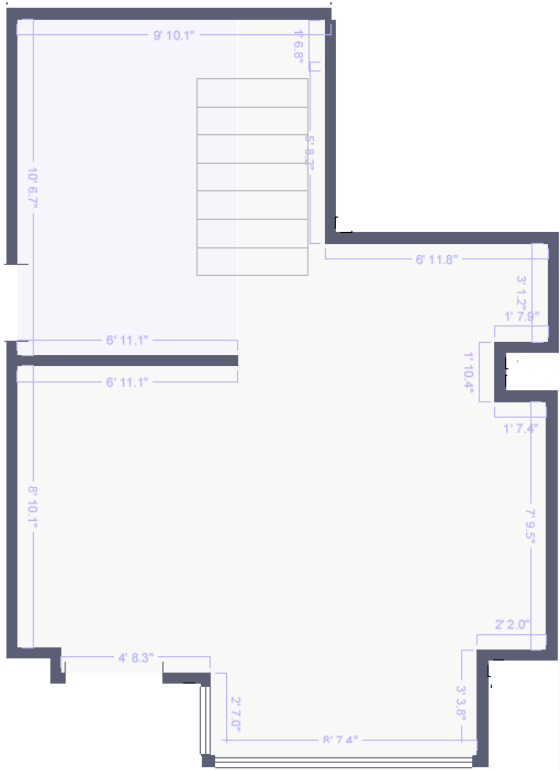
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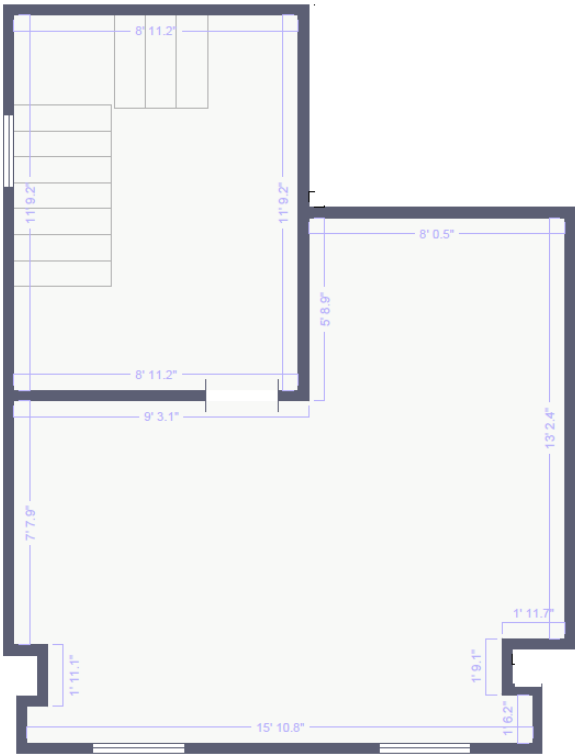


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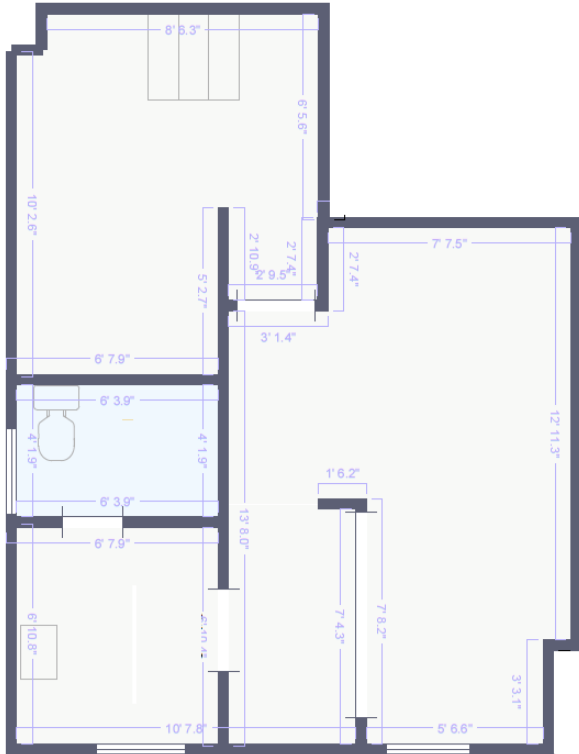
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Ground Floor



First Floor



Second Floor

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Contacts:

For further information or to schedule a viewing, please contact a member of our team below.



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