




27 St Dunstons Street, CT2 8BT

Reference number: CBW00901



 Size: 1,204 sq ft (111.86) sq m

 Location: Canterbury

 Rent: £14,000 Per Annum + VAT

 Type: Retail, Office

 Available From: Available From: Immediately

 Local Authority: Canterbury City Council

 Deposit: Subject to financial status

Property Description:

The premises is Grade II listed and consists of a ground floor shop/sales area with office/storage to two upper floors. There is an outside area to the rear.

Key Details:

- Ground Floor Shop
- Office / Storage to the upper parts
- A1/A2 Use
- Outside area to the rear
- Established shopping area.

Location Description:

The property fronts St Dunstons Street, a local shopping area to the north of Canterbury City Centre. St Dunstons Street provides a major route leading out of the city to London and Whitstable Roads, Kent University and towns of Herne Bay & Whitstable.

Tenancy Agreement:

Available on The Arch Co's Standard Tenancy Agreement. All agreements will be granted outside Sections 24-28 of the Landlord and Tenant Act 1954 Part II. The Code of Practice on Commercial Leases in England & Wales strongly recommends you seek professional advice before signing a business tenancy agreement. Other agreement types may be available.

Property Insurance:

The landlord is responsible for insuring the building and recovering the premium from the tenant.

User Planning:

Considered suitable for a range of retail and office uses falling under A1, A2 and B1. Other uses may be considered STPP.

Costs:

Any incoming tenant will make a contribution towards the landlords legal costs. further information is available on request.

Property Maintenance:

Any incoming tenant will be responsible for repairs.

Contact:

Nick Vaile

Disclaimer:

The Arch Company Properties Limited give notice that these particulars do not constitute any part of an offer or contract, that all statements contained in these particulars as to this property are made without responsibility and are not to be relied upon as statements of fact, and that they do not make any representation or warranty whatsoever in relation to this property.

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