

PRIME RETAIL UNIT (Class E) AVAILABLE

TO LET

6 High Street, Marlborough, SN8 1AA

£3,100.00 pcm +VAT

ABOUT THIS PROPERTY

A prime retail unit (class E) occupying part of the former Barclays bank in Marlborough adjacent to the recently refurbished Ailesbury Club Serviced Offices. The unit comes to a total of approximately 1,122 sq ft across the GF with a w/c to be installed in the rear. The unit has undergone extensive renovation and is ready for fit out with incentives available. The unit has the benefit of tall ceilings of approx 3.5m to the front, reducing to 2.5m – 3m at the rear, and is in a prominent position on the high street with strong footfall and high volumes of passing traffic. Private parking is also available by negotiation. Marlborough is a thriving Market Town with good road links to the M4 & A303 via the A346 and A4388.

- 1,122 sq ft total. 574 sq ft ITZA
- FRI Lease via service charge
- Mains services: Water, Drainage, 3 phase electricity
- High footfall and strong roadside presence
- Incentives available
- Rateable value: currently unassessed



CONTACT

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