



20 New Bond Street

Bath, BA1 1BA

Attractive shop to let in Bath

2,178 sq ft

(202.34 sq m)

- Prime location within Bath City Centre
- Multiple fashion and cosmetic retailers nearby
- Class E use
- Available by way of a new lease

Summary

Available Size	2,178 sq ft
Rent	£60,000 per annum
Rates Payable	£26,400 per annum
Rateable Value	£55,000
EPC Rating	C (71)

Description

The property comprises a retail unit benefiting from an open plan sales area on the ground floor. The basement provides ancillary and storage accommodation.

Location

With a population in excess of 90,000, Bath's compact, visitor friendly centre hosts a wealth of places to eat and drink and a variety of retailers. The city offers also offers a wide range of attractions and is one of the most popular tourist and shopper destinations in the South West.

The subject property occupies a prominent position on New Bond Street, which connects Milsom Street to the High Street. Nearby occupiers include Anthropologie, White Stuff, Seasalt, Rodd and Gunn, Aesop, L'Occitane and Waitrose.

Accommodation

The accommodation comprises the following areas:

Name	sq ft	sq m	Availability
Ground - Sales	837	77.76	Available
Basement - Ancillary	436	40.51	Available
1st	323	30.01	Available
2nd	307	28.52	Available
3rd	276	25.64	Available
Total	2,179	202.44	

Viewings

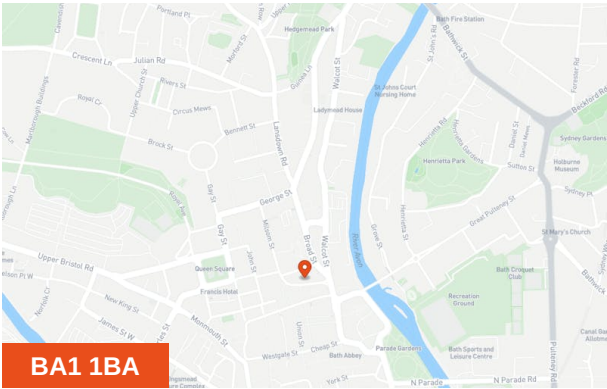
Strictly by prior appointment only

Legal Costs

Each party is responsible for their own legal costs

VAT

All prices are quoted exclusive of VAT



Viewing & Further Information

George Bashford

07549 120 664
george.bashford@htc.uk.com

Richard Saunders

07825 382835
richard.saunders@htc.uk.com