



Bond
Oxborough
Phillips

Changing Lifestyles

7 Pepper Street
Tavistock
Devon
PL19 0BD

£600 per month Unfurnished



Changing Lifestyles

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7 Pepper Street, Tavistock, Devon, PL19 0BD

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Location

Nestled on Pepper Street, just steps away from the bustling Duke Street, this prime retail location sits in the vibrant heart of Tavistock town centre. Surrounded by a mix of long-standing businesses, this spot offers excellent visibility and foot traffic, making it ideal for retailers and entrepreneurs looking to establish a presence in a thriving community.

Description

This charming, mid-terraced shop unit boasts traditional construction and a fully self-contained layout. The ground floor includes a spacious shop area with a convenient W.C. A staircase leading to a versatile loft space with a Velux window, perfect for storage as it has restricted head room. Outside, you'll find a quaint rear courtyard, offering a private outdoor space. This property is perfect for small business owners, boutique retailers, and creative enterprises seeking a unique and character-filled location.

Accommodation (All measurements are approximate NIA)

- Ground Floor: 20 sq.m (216 sq.ft.)
- Loft Area: 2.5 sq.m (27 sq.ft.)

EPC Energy Performance Certificate Rating: D 84.

Services The property is connected to mains electricity, water, drainage and fitted with an alarm.

Planning The premises are approved for use as a shop under Use Class E, which includes former Use Classes A1, A2, A3, and B1. Interested parties should contact West Devon Borough Council for more information.

Tenure Available immediately on a new lease. Flexible Terms

Rent

- To let: £7,200 per annum (£600 per month)

Rates

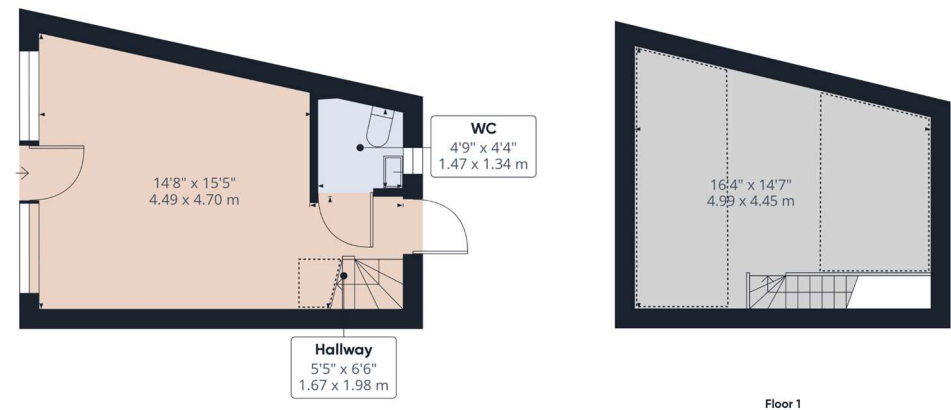
- Rateable Value: £5,900. Qualifying businesses may pay no rates.
- West Devon Borough Council Business Rates: Local Authority Reference -

VAT

The price/rent is not currently subject to VAT.

Legal Costs

Each party will be responsible for their own legal costs.



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