

COMMERCIAL PROPERTY RETAIL OPPORTUNITY



Sarre & Company
CHARTERED SURVEYORS

RETAIL UNIT 57 BATH STREET ST HELIER JERSEY



**RETAIL – 902 SQ.FT.
TO LET**

16 Gloucester Street, St.Helier, Jersey, Channel Islands, JE2 3QR

Tel: 01534 888848 Fax: 01534 888849

Email: property@sarreandco.com www.sarreandco.com



57 BATH STREET ST HELIER

LOCATION

The property is located in the heart of St Helier's retail area.

More specifically, the premises are situated on the East side of Bath Street close to the prime retailing pedestrianised thoroughfare of King Street / Queen Street and also West's Centre. Bath Street benefits from a high pedestrian and vehicular footfall and is also close to several public car parks.

We attach a location plan and site plan for reference purposes.

DESCRIPTION

The premises provide a good-sized retail unit at ground floor level, which has been recently refurbished by the owner. The unit includes a WC and small storeroom.

ACCOMMODATION

Ground Floor	Retail	902 sq.ft.
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TENURE

The premises are available on a new internal repairing style lease with the landlord being responsible for keeping the overriding structure in good order and wind and watertight.

The tenant will be responsible for paying a fair proportion of the building insurance and Foncier rates on demand and is to keep the interior of the property in good and substantial repair and decoration, along with the shop front.

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ASKING RENTAL

£27,500 per annum (exclusive of GST, rates & insurance).

OCCUPATION

Immediately.

LEGAL COSTS

Each Party to bear their own legal costs.

COVENANT STRENGTH

In line with normal market practice a suitable covenant or guarantee will be required by the lessor.

VIEWING

By contacting the vendor's sole agent:

**Alistair M Sarre BSc MRICS, Simon Gale LLB Hons AssocRICS
or Reece Sarre**

**Sarre & Company
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St Helier
Jersey
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WHILST WE BELIEVE THESE PARTICULARS TO BE CORRECT NO RESPONSIBILITY CAN BE ACCEPTED FOR ANY INACCURACY

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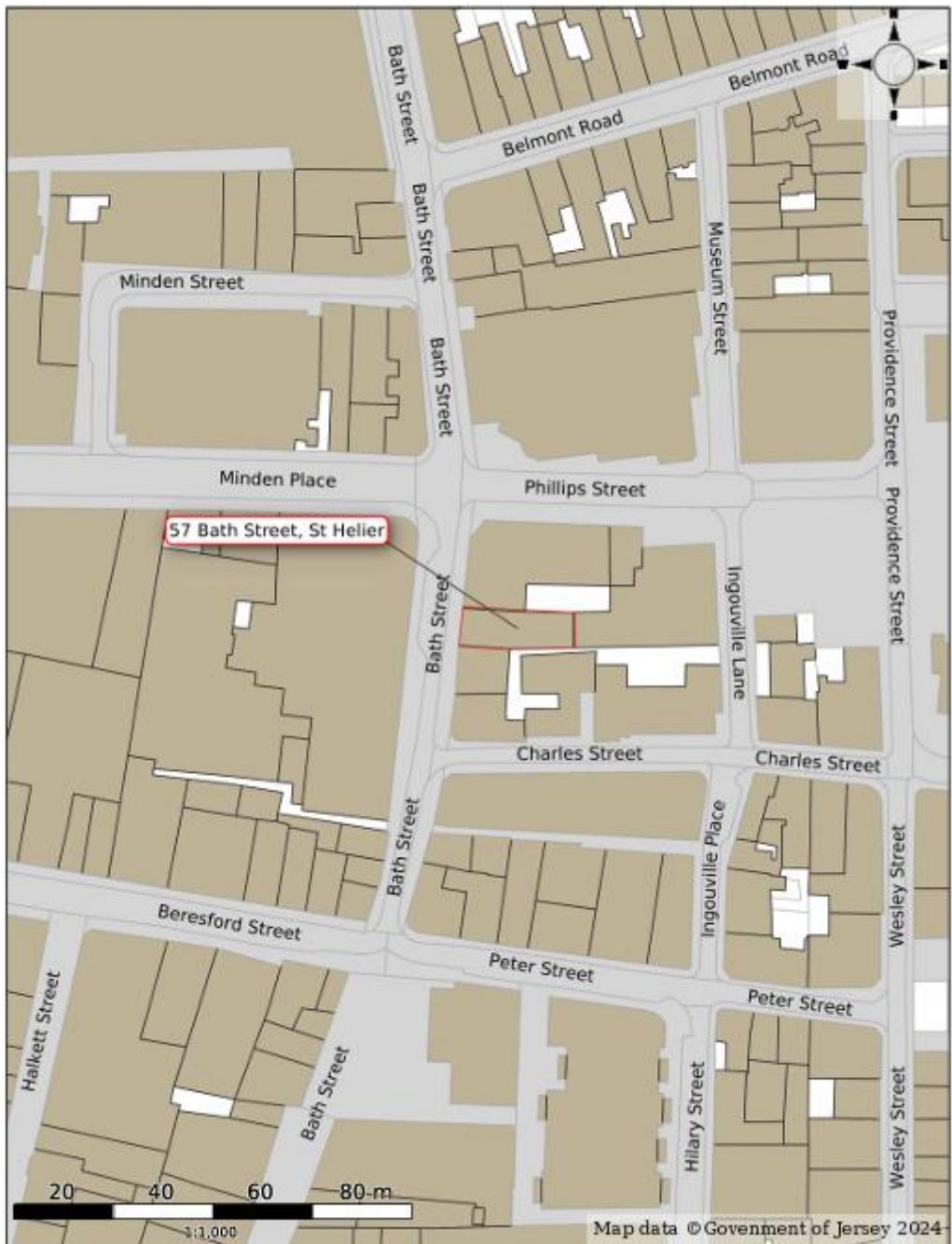


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Digimap Address Locator



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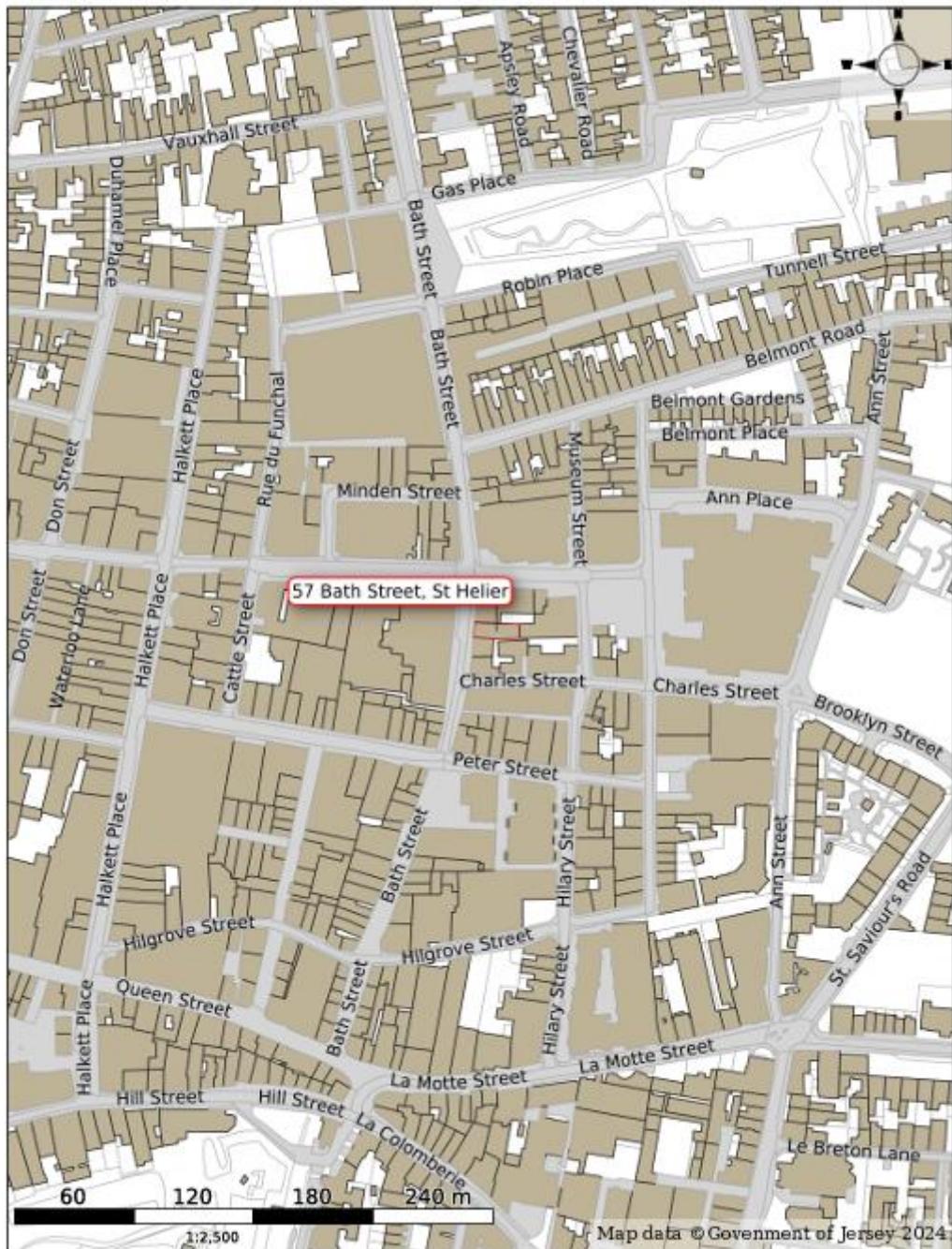
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