

PRIME UNIT TO LET IN BATH



42 Milsom Street / 10 Milsom Place, Bath, BA1 1DN

Property Highlights

- Prime Restaurant Pitch
- Extraction in Place

Location

The property is located on Milsom Street in Bath. The property backs onto Milsom Place courtyard and nearby occupiers Café Rouge, The Ivy, The Botanist and Cote. The unit includes outside seating.

Rent

Price upon application.

Tenure

The property is available by way of a new FRI lease for a term to be agreed. The lease is to be held outside of the Security of Tenure provisions of the 1954 Landlord & Tenant Act Part II, subject to contract.

Description

The premise comprises over ground floor on the following approximate GIA floor area. Floor plans on request.

Accommodation

Ground Floor:	3,628 sq ft
1 st Floor:	2,322 sq ft
2 nd Floor:	607 sq ft
Total:	6,557 sq ft

VAT

All figures are quoted exclusive of VAT, if applicable.

Viewing is strictly by prior appointment through sole agents Newmark:

Subject to contract.

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NEWMARK

24 Milsom Street / 10 Milsom Place

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Business Rates

Rates Payable £44,032 (April 2023)

Rateable value £86,000 (April 2023)

Interested parties should make their own enquiries with the Bath and North East Somerset Council.

EPC

Full Energy Performance Certificate available upon request.

Location Map



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