

# Scorer Property Services Ltd

Company No 4771940

Property Management Consultants

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## 15 DUKE STREET DARTMOUTH

**THIS DOUBLE FRONTED LOCK-UP SHOP OCCUPIES A PRIME TRADING POSITION BEING SITUATED IN THE MAIN STREET CLOSE TO LOCAL AMENITIES.**



Office Hours Monday – Friday 10 a.m. to 1.00 p.m.

The Accommodation Comprises:-

**Double Fronted Lock-Up Shop** having a frontage to Duke Street of approximately 22'6" and comprising an area of some 335 Square foot and to the rear of which is a Cloakroom with low level w.c.

**Services** Mains water (on separate meter)  
Mains Electricity

**Rateable Value** £16,500

**Lease** New lease (outside the 1954 Act) 6 years negotiable.

**Rent Reviews** 3 Years

**Commencing Rent** £13,000 p.a.

**Available** February 2020

**Costs** Tenant responsible for Landlords Solicitors fees

**Insurance** Shop share 40% premium buildings insurance(includes plate glass)

**Viewing** Strictly by prior appointment through Scorer Property Services  
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