



13 The Pantiles • Tunbridge Wells • Kent TN2 5TD
Shop - To Let - ** Short Term Lease Considered **



**chartered surveyors
and property consultants**

COMMERCIAL

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Location

Retail premises in a Grade II listed parade in the heart of The Pantiles. This property is close to the entrance to The Corn Exchange and Sankey's Seafood Bar/ Restaurant, along with a wide range of other multiple and independent traders.

Description

The ground floor comprises a double fronted shop with an open sales area. There is a separate lower ground floor storage area, accessed from the rear.

Floor Areas

	sq ft	(sq m)
Ground Sales -	1255	(116.63)
Basement Storage -	502	(46.62)
Basement Kitchen -	89	(8.25)
Total	1846	(171.50)

Tenure

Leasehold.

Rent

By negotiation.

Terms

By arrangement. A short term letting may be considered.

Note: The existing fixtures, fittings and equipment may be available by separate negotiation.

Business Rates

The Rateable Value is £29,000

Further details on the amount payable is available from Tunbridge Wells Borough Council – 01892 526121

Service Charge & Insurance

There is a service and estate charge for The Pantiles. Details on application.

Viewing Arrangements

Strictly by appointment and accompanied through sole agent's office.

**Subject to landlord's consent
Subject to accounts & references
A rent deposit will be required**

Important Note:

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Details revised 07.03.19