

# OFFICES AT UNITED REFORMED CHURCH

120 High Street, Street, Somerset, BA16 0ER

COOPER  
AND  
TANNER



## Description

Second floor office situated within the United Reformed Church building which is located at the top of Street High Street.

The accommodation is flexible and would have use of a lift and communal kitchen and WC facilities.

Office - 21.48sqm / 231sqft

Single parking space, within secure car park.

Flexible lease terms, initially sought on short term basis. Service charge to cover reasonable water and electric use.

Close to Clarks Village and other shopping within the high Street. The Church runs a Thursday market on the ground floor every week.

To Let £2,520pa (£210pcm)  
Plus services £45pcm



## Property Information

- Service Charge payable, to be confirmed following agreement of terms and space required.
- Short term let basis
- Internal repairing only.
- Inclusive of water and electric subject to reasonable consumption.
- EPC Rating – E (108)
- We understand that the property is not elected for VAT.
- Services - Mains water, electric, drainage.
- Business Rates - £2350(2023) This is not the rates payable. Parties may benefit from 100% small business relief and should make their own enquiries

## Features

- Second Floor office with access to lift
- Close to local amenities to the rear of the High Street
- Flexible terms
- Parking space

It is absolutely paramount that you check the accuracy of all the information included in these sales particulars. If you approve please sign and date below.

Vendor(s) Signature:

Dated:

### COMMERCIAL DEPARTMENT

Telephone 01458 831077

41 High Street, Glastonbury, Somerset, BA6 9DS

[commercial@cooperandtanner.co.uk](mailto:commercial@cooperandtanner.co.uk)

**COOPER  
AND  
TANNER**

Important Notice: These particulars are set out as a general outline only for the guidance of intended purchasers and do not constitute, nor constitute part of, an offer or contract. All descriptions, dimensions, reference to condition and necessary permissions for use and occupation, warranties and other details are given without responsibility and any intending purchasers should not rely on them as statements or representations of fact but must satisfy themselves by inspection or otherwise as to the correctness of each of them.

