



**HELLIER
LANGSTON**
Commercial Property Consultants

TO LET

8 West Street, Fareham, Hampshire PO16 0BH
Office/Retail Premises



KEY FEATURES

504 sq. ft. (46.20 sq. m.)

Prominent town centre location

£10,000 per annum

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Hellier Langston
Ground Floor, E1 Fareham Heights
Standard Way
Fareham PO16 8XT

To Let

Office/Retail Premises

Description

The property comprises refurbished ground and first floor offices in a two storey building. Access is available from the front of the premises. It benefits from -

W.C. facilities
Kitchen
Lighting



Accommodation

The property has been measured and has the following approximate net internal areas:

	sq. ft.	sq. m.
Ground Floor	196	18.20
First Floor	308	28.59
Total:	504	46.79



Terms

The property is available on a lease for a term to be agreed.

Rent

£10,000 per annum exclusive.

VAT

All prices quoted are exclusive of VAT.

Rateable Value

Shop and premises - £6,000

Source:

www.tax.service.gov.uk/business-rates-find/search

Energy Performance Certificate

To follow.

Legal Costs

Each party to be responsible for their own legal costs incurred in the transaction.

TO LET

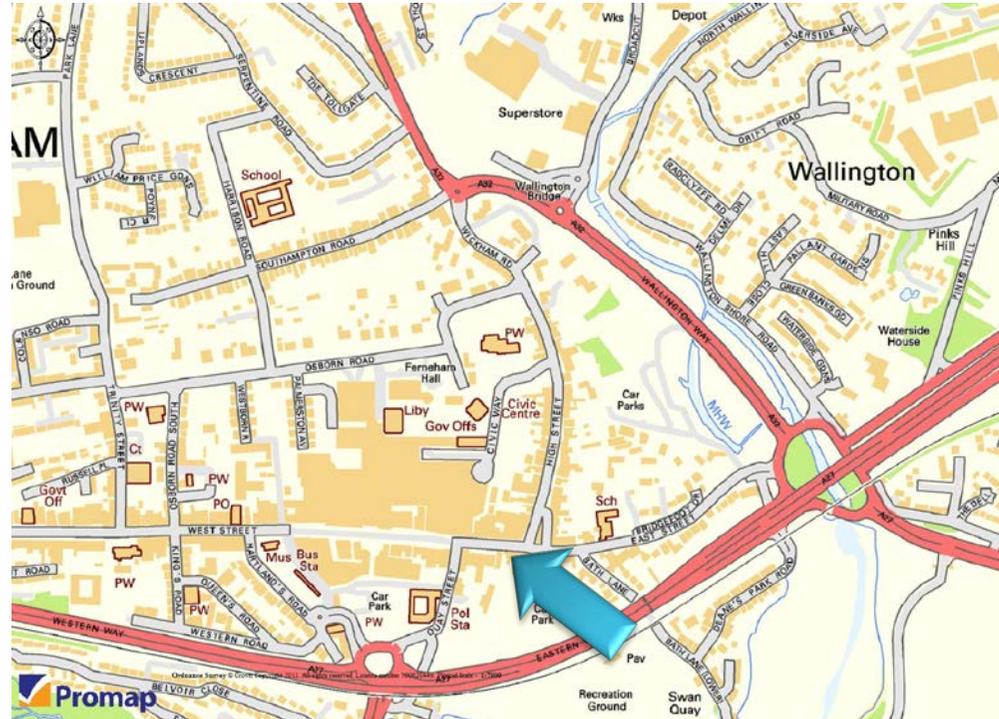
Office/Retail Premises

Location

The property is located on the south side of West Street, close to the junction with High Street in close proximity to the newly extended Fareham Shopping Centre. Fareham is served by excellent transport links with Fareham Train station approximately 1/2 a mile to the west. Junction 11 of the M27 is approximately 1 mile to the north.

Viewing

Strictly by appointment through sole agents Hellier Langston



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