

**RETAIL UNITS AVAILABLE TO LET  
WYNDHAM STREET/MARKET STREET, BRIGEND  
\*\*Flexible Terms Considered\*\***



Wyndham Street Frontage



Market Street Frontage

**Location / Description**

The available properties are situated on the ground floor forming part of a larger building with upper floor offices located within a central location within the Town Centre. Retailers close by include **Home Bargain, Poundstretcher** and **Poundland**.

**Floor Areas, Rent, Configuration & Business Rates**

Address	Sales	Rent	Proposed Works	Rateable Value
12b Market St – CF31 1LL (former furniture shop)	58.99 sq.m. (635 sq.ft.)	£6,500	The current configuration is a single unit. The landlord proposes to split the existing unit into 2 self contained lock-up retail units, one having frontage to Market Street, the other to Wyndham Street. The existing single unit will be split where there is a small change in levels in the middle of the shop.	Please note that once the subdivision works are completed the property will qualify for small business rates relief if the subject property is your only business.
13 Wyndham St – CF 31 1EB (former furniture shop)	75.25 sq.m. (810 sq.ft.)	£7,500		

**Terms – Upon Application**

Flexible lease terms available. Rental inclusive of service charge, exclusive of business rates and VAT.

**EPC Rating**

Available upon request.

**Legal Costs**

Each party are to be responsible for their own legal costs incurred within the proposed transaction.

**Viewing** - Strictly by appointment with the joint retained agents:-

Barry Muggridge - Rowley Hughes Thompson LLP – 0117 970 7534 - [barrym@rhtretail.co.uk](mailto:barrym@rhtretail.co.uk)

Catherine Caines - Payton Jewell Caines – 01639 891268 - [catherine.caines@paytonjewellcaines.co.uk](mailto:catherine.caines@paytonjewellcaines.co.uk)

**Date Revised:** November 2018

**SUBJECT TO CONTRACT**

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