

GRADE II LISTED

LOCK UP SHOP

TO LET



FLETCHING VILLAGE SHOP

FLETCHING, EAST SUSSEX TN22 3SS



**GRAVES
SON &
PILCHER**

GSP.UK.COM

01273 321 123

INCORPORATING

CD Clifford Dann

Location

Fletching is a small quintessential Sussex country village close to the town of Uckfield in East Sussex. The property occupies a prominent position directly on the High Street. Fletching is located 3 miles north-west of Uckfield, 1 mile off the A272 Haywards Heath-Uckfield Road. The village benefits from a Primary School and a popular pub.

Accommodation

The property comprises a ground floor retail shop with rear w/c facility, storeroom & basement.

SHOP		
Frontage	17'10	5.45 m
Max Width	16'2	4.94 m
Sales Area	511 ft ²	47.5 m ²
Rear Store	61 ft ²	5.7 m ²
Basement, WC		

To Let: A new full repairing and insuring lease for a term to be agreed at £7,900 per annum, exclusive.

Each party to be responsible for their own legal expenses.

Rateable Value £8,600

EPC Ratings Shop - B

Viewing via sole joint agents **Graves Son & Pilcher - 01273 321123** / **Mansell McTaggart - 01825 760770**

All measurements are approximate

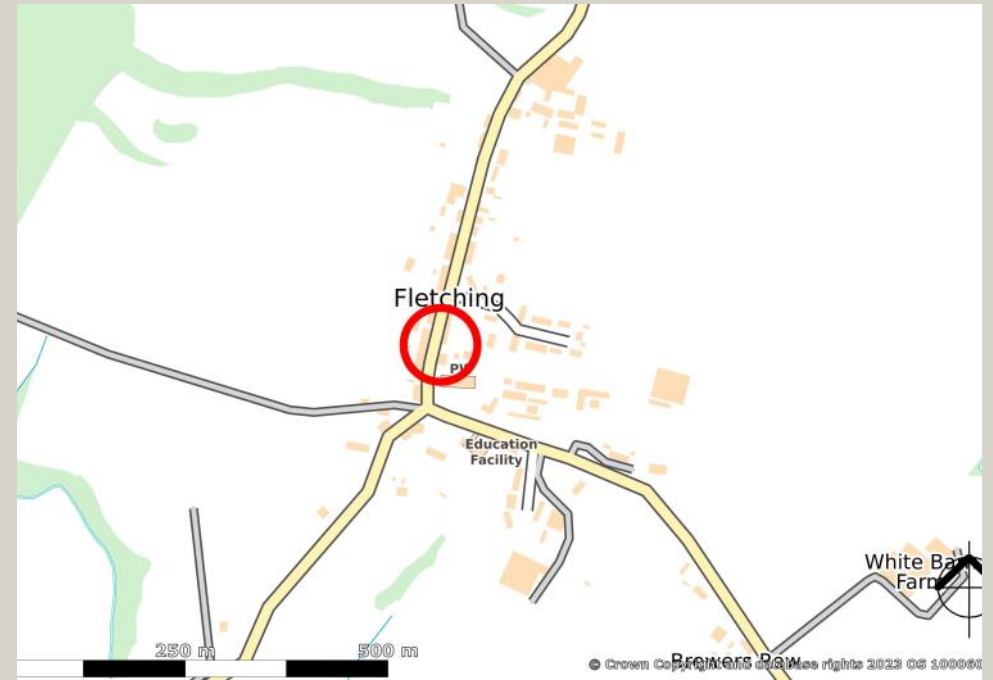
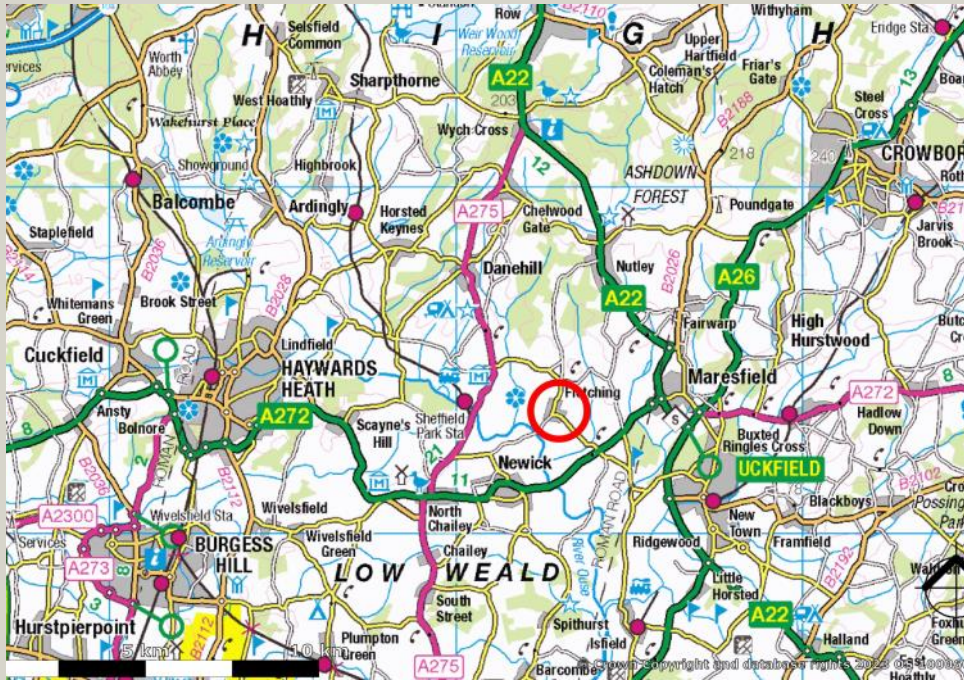


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