



Location

Marlow is a highly attractive and picturesque market town in South Buckinghamshire on the River Thames, 33 miles from Central London, 5 miles from Maidenhead and 4 miles from High Wycombe.

This ground floor retail unit is located in a prominent and busy position on Spittal Street, in close proximity to the prime High Street. It is a small, open plan lock-up shop with a generous frontage that could be ideal for boutique or independent retailers.

Nearby occupiers include Marlow Bookshop and Marks & Spencer.

Accommodation

Ground Floor	798 sq ft	74.16 sq m
Total	798 sq ft	74.16 sq m

Rent

£40,000 pax

Rates

Rateable Value	£34,750
UBR	0.499 (2020/21)

Interested parties are advised to make their own enquiries with the Local Authority to confirm exact liabilities and any transitional relief.

Lease Term

Available by way of a new Lease for a term to be agreed.

Costs

Each party is to be responsible for their own costs incurred in this transaction.

Energy Performance Certificate

EPC certificate available upon request.

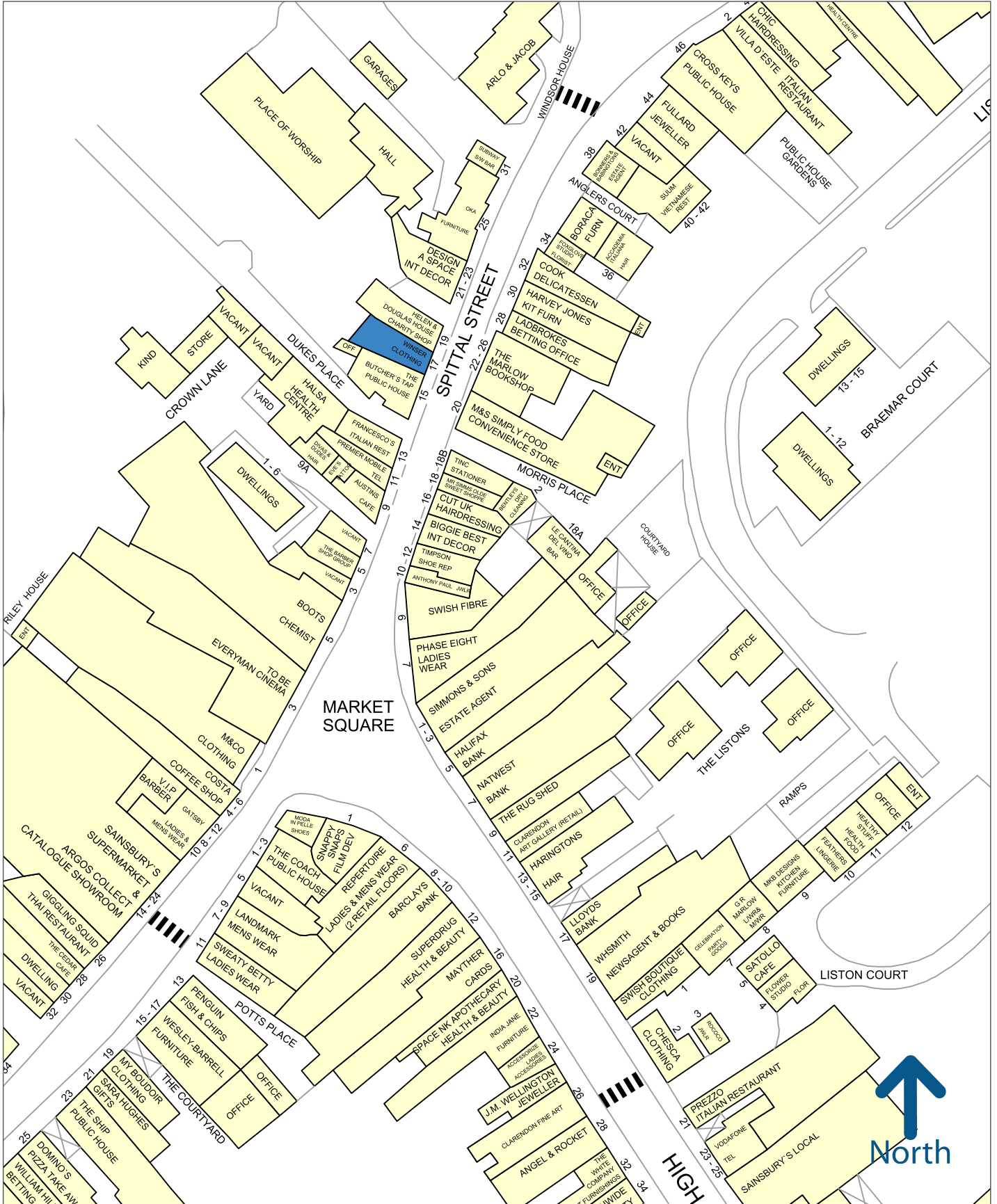
Contact

Jack Hesketh
+44 (0)7791 154 172
jhesketh@klm-re.com

James Andrews
+44 (0)7768 865 913
jandrews@klm-re.com

Or through our joint agents

Oli Church
Arcane Real Estate
/07738 195557



50 metres

Experian Goad Plan Created: 13/01/2021
Created By: Kitchen LaFrenais Morgan



Copyright and confidentiality Experian, 2020. © Crown copyright and database rights 2020. OS 100019885

For more information on our products and services:
www.experian.co.uk/goad | goad.sales@uk.experian.com | 0845 601 6011