



141 High Street, Honiton, Devon EX14 1LW

Lock up retail unit in the town centre of the popular market town of Honiton. Available from November 2025.

- Gross Internal Approximately 43 sq. m (462 sq.ft.)
- Retail Space with Useful Ancillary Accommodation
- Available on a New Lease
- Flexible Terms
- Early Viewing Highly Recommended

£1,000 Per Month

01404 42553 | [rentals.honiton@stags.co.uk](mailto:rentals.honiton@stags.co.uk)

## LOCATION

Honiton is a busy market town which benefits from a wide catchment area drawing from a large number of smaller towns and villages in the surrounding area.

This retail property is situated on the High Street, a busy and well established trading street and the main thoroughfare through the town centre. The town comprises a good mix of independent traders and High Street names plus Market stalls on a Tuesday and Saturday.

## DESCRIPTION

A ground floor lock up shop with useful ancillary space to include kitchen area, WC and rear access.

The shop is currently being used as an office space and was previously used as a charity shop for several years.

The shop is suitable for other trades and uses and will be available with full vacant possession.

The accommodation briefly comprises:

FRONT SHOP WIDTH approx 6m

FRONT SHOP DEPTH approx. 5.95m

REAR STORAGE AREA approx. 6.2m x 2m

Plus W.C, Kitchenette and Rear Door Access

## TENURE

The premises is available by way of a new Full Repairing and Insuring Lease, to be agreed by negotiation.

Interested parties are advised to contact the Agents for further details.

## RATEABLE VALUE

1st April 2023 List: £9,500

Please note this is not Rates Payable. 100% Rate relief will be available for eligible parties qualifying for Small Business Rates Relief. Interested parties are advised to contact the Local Authority, East Devon District Council

## SERVICES

Mains Electric, Water and Drainage. EPC Band D

## VIEWING

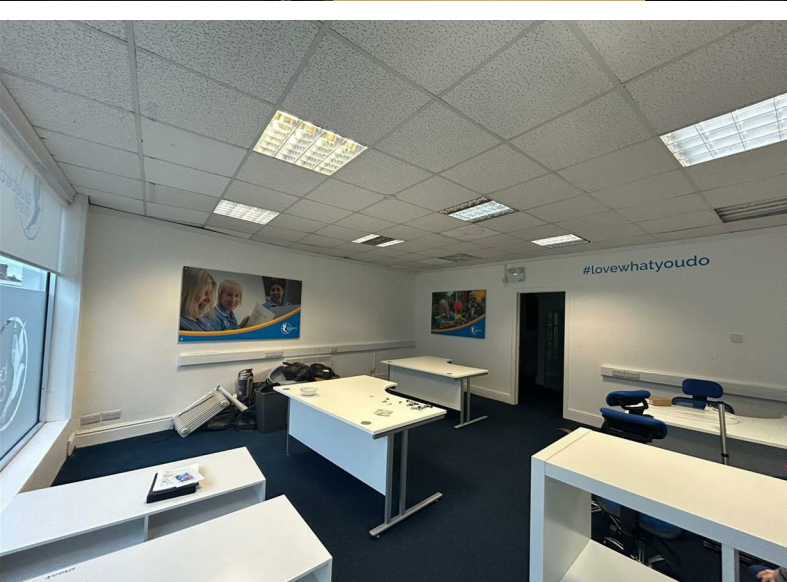
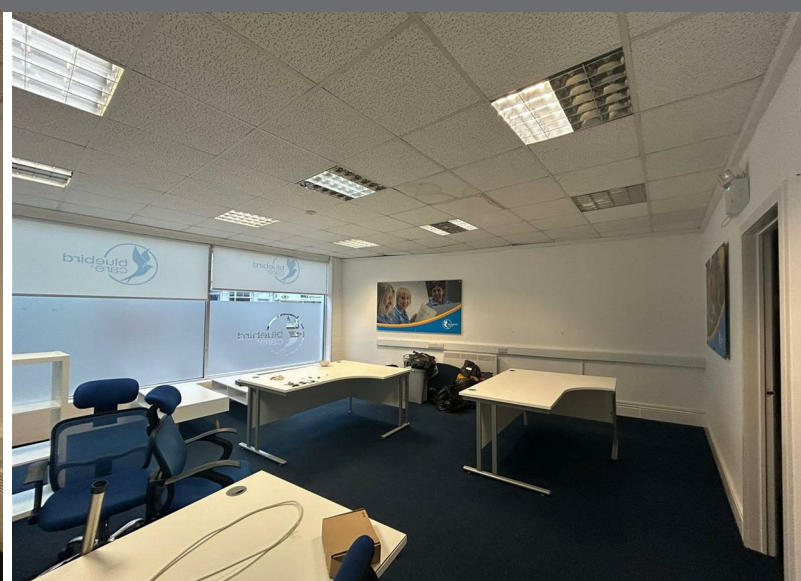
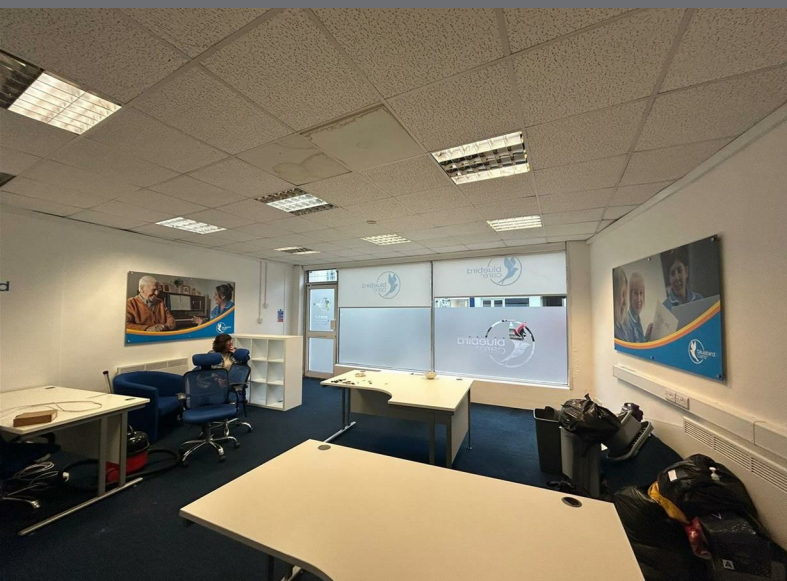
Viewing by prior appointment with the Agents, Stags. Tel - 01404 42553 Email - rentals.honiton@stags.co.uk

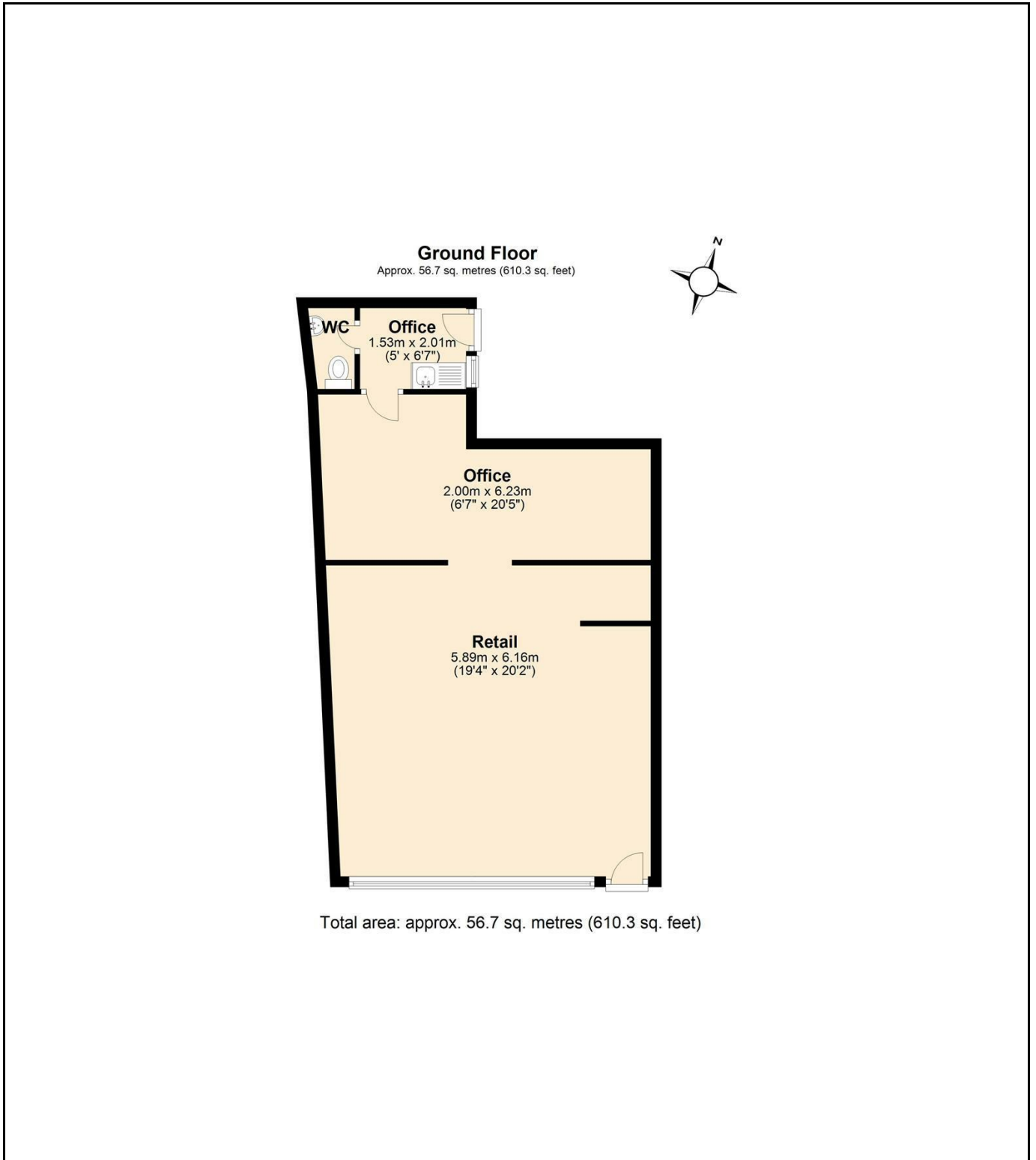
## CODE FOR LEASING BUSINESS PREMISES

CODE FOR LEASING BUSINESS PREMISES IN

ENGLAND AND WALES 2007:

The Code for Leasing Business Premises in England & Wales 2007 advises prospective tenants to seek professional advice before entering into a tenancy agreement. For further details, and to view the Code, please visit [www.leasingbusinesspremises.co.uk](http://www.leasingbusinesspremises.co.uk)





*IMPORTANT: Stags gives notice that: 1. These particulars are a general guide to the description of the property and are not to be relied upon for any purpose. 2. These particulars do not constitute part of an offer or contract. 3. We have not carried out a structural survey and the services, appliances and fittings have not been tested or assessed. Tenants must satisfy themselves. 4. All photographs, measurements, floorplans and distances referred to are given as a guide only. 5. It should not be assumed that the property has all necessary planning, building regulation or other consents. 6. Whilst we have tried to describe the property as accurately as possible, if there is anything you have particular concerns over or sensitivities to, or would like further information about, please ask prior to arranging a viewing.*



Bank House, 66 High Street, Honiton, Devon, EX14 1PS  
01404 42553  
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@StagsProperty



Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs	92 plus) <b>A</b>		
(81-91) <b>B</b>			
(69-80) <b>C</b>			
(55-68) <b>D</b>			
(39-54) <b>E</b>			
(21-38) <b>F</b>			
(1-20) <b>G</b>			
Not energy efficient - higher running costs			
<b>England &amp; Wales</b>		EU Directive 2002/91/EC	