



0207 491 0207

**JONES
NORRIS
ADAMS**

CHARTERED SURVEYORS

CITY CENTRE PROFESSIONAL OFFICE SUITE TO LET

**49A Widemarsh Street,
Hereford, HR4 9EA**

425 ft²

WITH PARKING SPACE

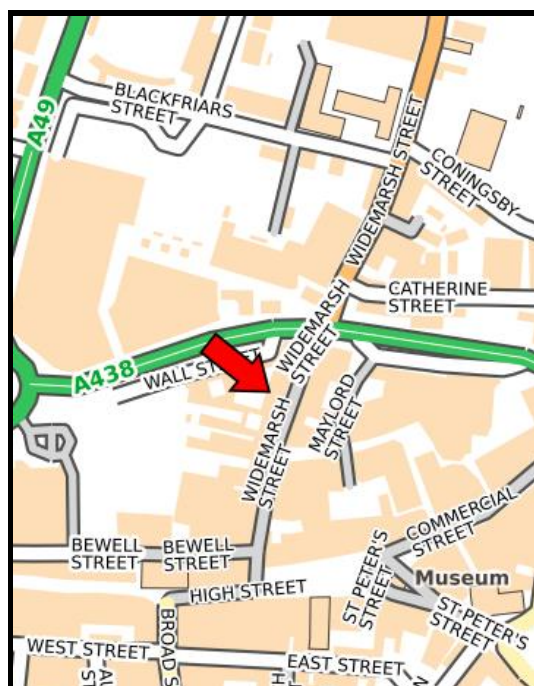


LOCATION

The Property is located on west side of the part-pedestrianised section of Widemarsh Street in Hereford City Centre.

The Old Market Shopping Centre is close by with Widemarsh Street providing the main pedestrian access route between The Old Market and the traditional City Centre shopping areas of High Town, Commercial Street and Eign Gate.

The Maylord Shopping Centre and popular Butter Market are also close by.





DESCRIPTION

The Property comprises a two-room office suite on the ground floor of a historic building with period features. The two interconnecting rooms have attractive wood panelled walls and timber floors, with sash windows overlooking the rear yard area providing light and bright workspace. Electric wall mounted radiators provide heating and self-contained W/C facilities are provided within the suite.

The suite is approached via an impressive wood panelled hallway from a front door directly onto Widemarsh Street. A rear door leads to the yard and car parking space.

AVAILABILITY

The office suite and parking space is available to let on new five-year effective full repairing and insuring lease.

VAT is not payable on the rent.

Unit	GIA M ²	GIA FT ²	Quoting Rent	Rateable Value	EPC Rating
49A Widemarsh Street	39.48	425	£6,375 pa	£4,600	E

For more information or to arrange a viewing, please contact:

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