

Great Torrington - 14 High Street, Devon EX38 8HN  
Retail Shop to Rent



**BLUE ALPINE**

PROPERTY CONSULTANTS



# Great Torrington - 14 High Street, Devon EX38 8HN

## Retail Shop to Rent



### Property Features:

- Comprises ground floor retail shop
- Suitable for variety of uses (Class E)
- VAT is NOT applicable to this property
- Available on a new lease with flexible terms
- Occupiers close by include Post Office and Co-Op Supermarket, amongst others.

### Property Description:

Comprises ground floor retail shop, providing the following accommodation and dimensions:

Ground Floor: 29 sq m (315 sq sft)

Open plan retail, storage, wc



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### Terms:

Available on a new lease with terms to be agreed by negotiation

Rent Year 1: £95 per week (PCM: £411.66)

Rent Year 2-3: £110 per week (PCM: £476.66)

Deposit: £1,430 (3 months)

### Rateable Value: From 1<sup>st</sup> April 2026

Rateable Value - £2,200 p.a.

Rates Payable - £0\*

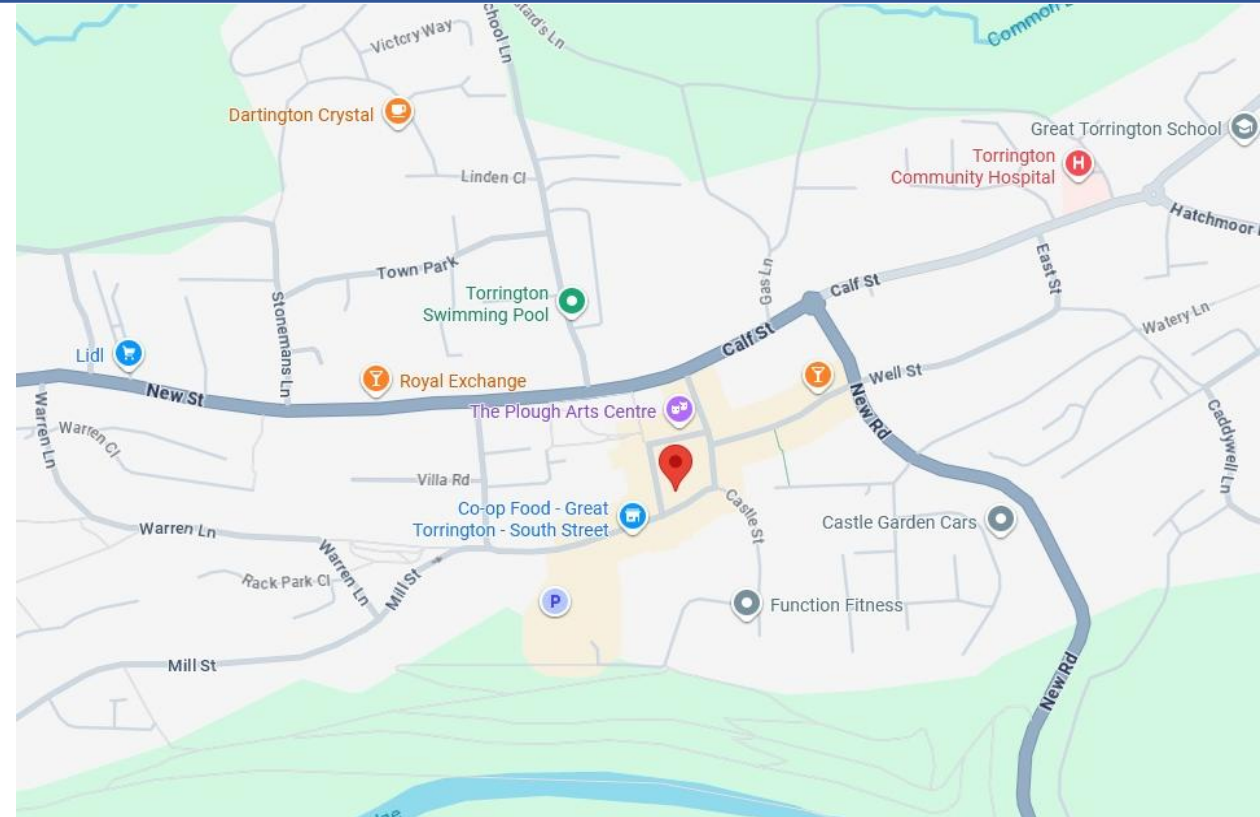
\*Note – Small business rates relief available (subject to terms)

### EPC:

The property benefits from a B Rating. Certificate and further details available on request.

### Location:

Located at the junction with the High Street in the heart of the town centre amongst such multiples as Lloyds Pharmacy, a Post Office, Co-op Food, Spar Convenience Store, British Red Cross and opposite the entrance to the Pannier Market. Great Torrington is located in the south-western part of England, approx. 9 miles south of Barnstaple and approx. 30 miles north-west of Exeter.



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### Contacts:

For further information or to schedule a viewing, please contact a member of our team below.



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