



21 Bridge Street Worksop, S80 1DP

Prime located retail unit of 975 sq ft

£12,000 pa TO LET

Brown & Co
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BROWN & CO

Property and Business Consultants

LOCATION

The property occupies a prominent position on Bridge Street, the pedestrianised thoroughfare in Worksop town centre.

Surrounding occupiers in the immediate vicinity include a range of national retailers such as HSBC, Barclays Bank, Boots, Holland & Barratt, Superdrug & JD Wetherspoon.

DESCRIPTION

The property is set within a parade on the pedestrianised Bridge Street in Worksop.

21 Bridge Street provides open plan ground floor sales area with first floor storage and WC.

ACCOMMODATION

| | | |
|-------------------------------|-------|-----|
| 21 Bridge Street (GF Retail): | 44.77 | 482 |
| First Floor (Stores): | 35.2 | 379 |
| First Floor (Office): | 10.6 | 114 |
| TOTAL: | 90.57 | 975 |

SERVICES

Not tested by the agents.

BUSINESS RATES

The property is assessed to rateable value £11,500 giving a rates payable of £5,738.50 for 2025/26.

Qualifying small businesses will be able to get 100% Small Business Rates Relief.

Qualifying retail, leisure and hospitality users are entitled to 40% discount for the year commencing April 2025.

Please check this information with Bassetlaw District Council tel. 01909 533533.

PLANNING

Class E – retail etc.

TENURE

To let on a new lease for a period of years to be agreed at a rent of £12,000 per annum.

VAT

VAT is chargeable on the above rent.

LEGAL COSTS

Each party to pay their own.

EPC

TBC

VIEWING & FURTHER INFORMATION

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