

College Close, Sandown, Isle of Wight, PO36 8EB



Location

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Collage Close is a popular trade location with many nation operators chasing to trade from this location. The Estate is located on the eastern outskirts of Sandown and benefits from easy access and connections to the remainder of the Isle of Wight.

Accommodation

Then unit Measures some 38'3x40' overall, to provide some 1,535sqft (142.6 sqm) to the ground floor, with a mezzanine floor providing a further 1,225sqft (113.8sqm), providing the ideal area for storage.

To the outside the property benefits from a yard/parking area to the front of the building

Ratable Value

With effect from April 2023—TBC but understood to be £9,000 per annum, any interested party should make there own enquiries

EPC

The premises has an EPC Rating of C.

Building Insurance

The Landlord will insure the premises with the tenant to reimburse, we have not yet been given the estimated premium.

Tenure

The Property is available by way of a freehold disposal of title number IW95 at £125,000.

Legal costs

Each party will be responsible for there own costs

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