

20 CROWN STREET, BRENTWOOD, ESSEX, CM14 4BA

FOR SALE FREEHOLD - TOWN CENTRE GROUND & FIRST FLOOR OFFICE/RETAIL PREMISES
777 sq.ft (72.19 m²)



Location

The property is situated mid way in Crown Street which is a street immediately off Brentwood High Street and forms part of the central shopping area. Crown Street comprises a number of boutique and niche retailers as well as eateries. The property is a short walk from Brentwood Station and there is pay & display parking very close by.

Accommodation

The property comprises an attractive mid-terrace brick built property situated over ground and first floors. The property is well decorated internally to a contemporary design. and includes kitchen and two WC's.

Ground Floor	345 sq.ft (32.05 m ²)
First Floor	432 sq.ft (40.13 m ²)
Total	777 sq.ft (72.19 m ²)

Terms

The property is offered freehold with vacant possession.

Price

£400,000 subject to contract

Planning

The property falls within Use Class E

Rates

Rateable Value	£7,800
UBR (2021/2022)	£0.499
Rates Payable	£3,892

The property qualifies for Small Business Rates Relief. Prospective buyers are advised to contact Brentwood Borough Council for verification of their business rates

Energy Performance Asset Rating

Over
G 150

◀ **154** This is how energy efficient this building is.

Legal Costs

Each party to bear their own legal costs

VAT

Value added tax is not applicable to the sale price

Viewing & Further Information

Contact sole selling agents, Mass & Co:

Mark Mannering - mark.mannering@massandco.com