

PENNICOTT

CHARTERED SURVEYORS
ESTABLISHED 1949

Property Particulars

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**13 Denmark Street
Wokingham
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Ground floor lock-up retail unit in Wokingham town centre
Approx 600 sq ft

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**Location &
Description:**

The premises are situated midway along Denmark Street and readily accessible to all town centre facilities as well as Wokingham railway station which is approximately five minutes distant.

Wokingham is ideally situated in the heart of the Thames Valley off Junction 10 M4 motorway, midway between Reading to the north west and Bracknell to the east.

Accommodation: A ground floor retail unit in a good secondary trading position offering:

Gross frontage	22' 4"
Shop depth	30' 10"
Approx floor area	600 sq ft
WC	

The accommodation is currently laid out to offer a mix of retailing and storage. The unit has a frontage to Denmark Street and rear access for loading.

Terms: The premises are available by way of a new tenants full repairing and insuring lease.

Rent: £20,000 per annum

Business Rates: Rateable Value £18,500.

Legal costs: Both parties to pay their own costs.

SEG/8104/January 2019

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