

Lot 42

Vacant Possession

29 Courtenay Street, Newton Abbot, Devon TQ12 2QL

Freehold Town Centre Opportunity



Key Details

- Pedestrianised town centre location close to Boots and Iceland
- Includes ancillary upper parts with possible development potential (subject to consents)
- Prominent location in popular Devon market town

Location

Miles: 7 miles north of Torquay
18 miles south of Exeter

Roads: A380, M5

Rail: Newton Abbot

Air: Exeter Airport

Situation

Newton Abbot is a market town in Devon, approximately 7 miles north of Torquay and 18 miles south of Exeter. The property is located on the north side of the pedestrianised part of Courtenay Street, close to its junction with Union Street. The property is located next to Market Walk Shopping Centre, with retailers including Iceland, H. Samuel, The Works, The Body Shop and Holland & Barrett. Other nearby retailers on Courtenay Street including Boots the Chemist, WHSmith, Waterstones, Superdrug, Costa Coffee and Vision Express.

Description

The property comprises a three storey building arranged as a ground floor shop with ancillary accommodation on the first floor. The small second floor is accessed by a hatch only.

Tenure

Freehold.

VAT

VAT is applicable to this lot.

Energy Performance Certificate

E. See legal pack at www.acuitus.co.uk.

Tenancy and accommodation

Floor	Use	Floor Areas (Approx)	Possession
Ground	Retail	91.62 sq m (986 sq ft)	VACANT
First	Ancillary	79.69 sq m (858 sq ft)	
Second	Void (hatch access)	-	
Total		171.31 sq m (1,844 sq ft)	



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