

REF: S/214 - DETAILS PREPARED 12.08.2025

FOR SALE or TO LET

RETAIL PREMISES

8 MARKET STREET
TAVISTOCK
PL19 0DA



PHOTO TAKEN AUGUST 2025

- 47.9 SQ.M (517 SQ.FT.)
- PROMINENT CORNER POSITION
- POTENTIAL TO CREATE TWO UNITS

LOCATION

The property is located on the junction of West Street and Pym Street in a popular trading position within Tavistock Town Centre. The short stay Bank Square Car Park lies opposite.

DESCRIPTION

The premises comprise the ground floor of an end of terrace building of traditional construction where the upper floors have been sold off on a long leasehold interest. The property comprises two interconnected retail parts and a toilet. There is potential to reconfigure the space and create two units if preferred.

ACCOMMODATION (All sizes are approximate NIA)
47.9 sq.m. (517 sq.ft.)

EPC

Energy Performance Certificate - Band C - Rating 69
Please ask for more information or go to our web site.

SERVICES

The building has mains electricity, water and sewerage.

PLANNING

It is understood that the premises have consent for use as a shop within Use Class E. This Use Class includes the former Use Classes, A1, A2, A3 & B1. Interested parties are advised to contact West Devon Borough Council on 01822 813600

TENURE

The premises are offered for sale on a freehold basis subject to the lease over the upper parts which is for a term of 125 years from the 6th December 2007 at a peppercorn rent, or on a new long leasehold basis.

Alternatively, a new lease is available on effective FRI terms.

PRICE/RENT

Freehold £150,000
Long Leasehold £143,000
Rent £12,000 per annum for a new lease

N.B. The apartment on the two upper floors is available to buy through Kirby Estate Agents Tel: 01822 612010

RATES

Rateable Value - £11,000. A qualifying business pays no rates.
West Devon Borough Council Business Rates - 01822 813600
Local Authority Reference - 45542576319

VAT

The price/rent is not subject to VAT

LEGAL COSTS

Each party to bear their own costs

VIEWING

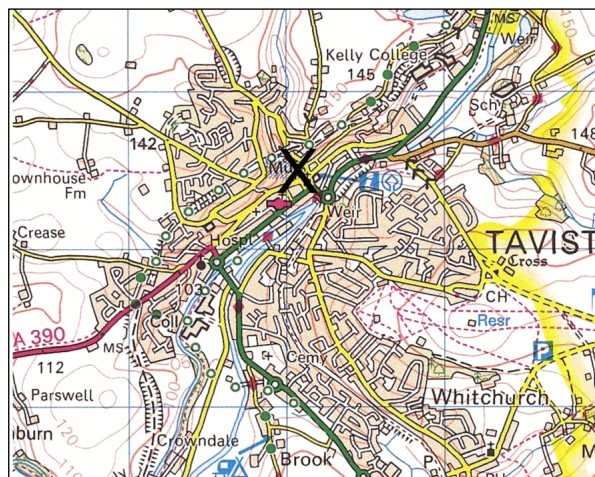
Strictly through the sole agents – **01822 611311**

Peter Sleep peter@simonpowell.co.uk
Simon Powell simon@simonpowell.co.uk

www.simonpowell.co.uk

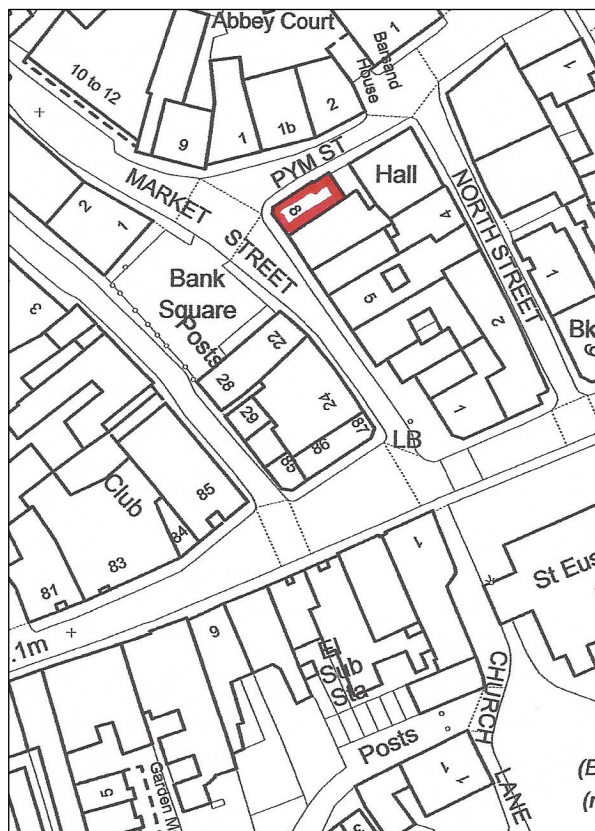
LOCATION PLAN

THE PREMISES ARE LOCATED IN THE AREA MARKED X



SITE PLAN

THE PREMISES ARE SHOWN APPROXIMATELY IN RED



VIEW TOWARDS WEST STREET



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