



## 73 St. Georges Street, Winchester, SO23 8AH

1,694 SQ FT PROMINENT CLASS E PREMISES TO LET

- 893 SQ FT GROUND FLOOR TRADING SPACE
- 801 SQ FT FIRST FLOOR ANCILLARY SPACE
- VARIETY OF USES CONSIDERED
- FLEXIBLE LEASE TERMS AVAILABLE

## Overview.

1,694 SQ FT PROMINENT CLASS E PREMISES TO LET

## Location.

St George's Street runs adjacent to the High Street and enjoys excellent footfall.

## Accommodation

The accommodation comprises the following areas:

Name	sq ft	sq m
1st	801	74.42
Ground	893	82.96
<b>Total</b>	<b>1,694</b>	<b>157.38</b>

## Financials.

Rent £49,500 Per annum

Rates Payable £10.96 Per sq ft

EPC Rating C (66)

## Terms.

New lease direct from the Landlord for a term by arrangement

## Contacts.

Andrew Knights  
[02076474043](tel:02076474043) | [+44 \(0\)7825 742853](tel:+4407825742853)  
[ak@lorenzconsultancy.com](mailto:ak@lorenzconsultancy.com)

Bailey Crouch  
[020 7647 4049](tel:02076474049) | [+44\(0\)7901 229626](tel:+4407901229626)  
[bc@lorenzconsultancy.com](mailto:bc@lorenzconsultancy.com)

Sammy Conway  
[+44\(0\)7436 126353](tel:+4407436126353)  
[sc@lorenzconsultancy.com](mailto:sc@lorenzconsultancy.com)



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