

28 HIGH STREET
SANDOWN
PO36 8DE

£7,500 P.A



01983 868 333
www.arthur-wheeler.co.uk



- LOCK UP SHOP UNIT • UPPER END OF SANDOWN HIGH STREET • CLOSE TO BEACH AND ESPLANADE • NEW 5 YEAR LEASE WITH 2 YEAR BREAK CLAUSE • GOOD TRADING LOCATION

Front door to ENTRANCE AREA and window display.

MAIN SHOP AREA

23'4 x 13' approx (ext to 15'9)

To the rear there is a CHANGING AREA, SMALL STOCK AREA and

CLOAKROOM

With WC and Basin.

PROPOSED LEASE DETAILS

The property will be offered on a new 5 year lease with a 2 year break clause at a rent of £7,500 per annum (£625 per month).

The tenant will be responsible for half of the landlord's solicitors costs.

The tenant will be responsible for the internal décor, a share of any roof repairs and a share of the Building Insurance.

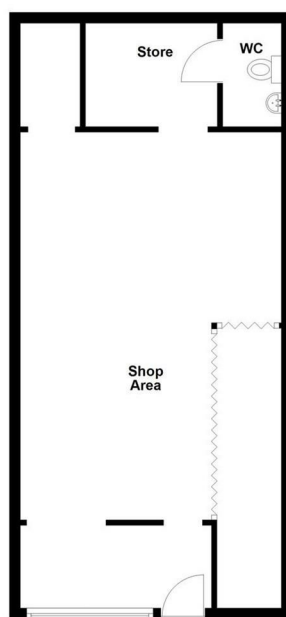
SERVICES

Mains electricity water and drainage.

UNIFORM BUSINESS RATES

Current rateable value £5,800 as of 4th December 2025.

Ground Floor



FLOORPANS ARE NOT TO SCALE AND FOR GUIDANCE ONLY

These particulars are issued on the strict understanding that all negotiations are conducted via Arthur Wheeler Estate Agents. Although they are believed to be correct, their accuracy is not guaranteed nor do they form any part of a contract. Our description of appliances and/or services including central heating systems should not be taken as any guarantee that they are in working order and should be checked by a prospective purchasers. If there is anything of special importance, please contact the office and we will clarify this information.

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