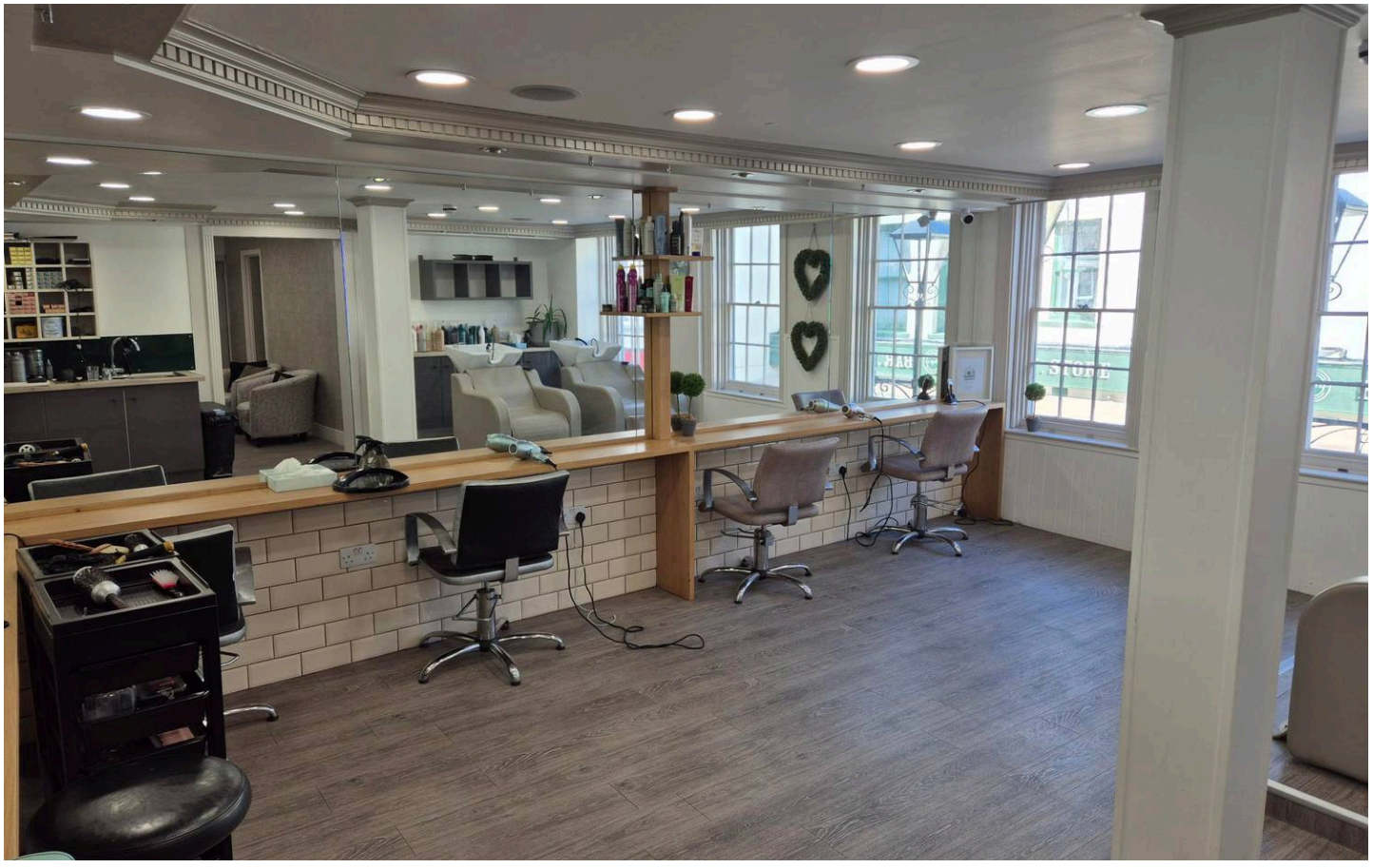


14-16 Halkett Street, St. Helier, Jersey

Sale Price £550,000 | Rental Price £38,500 pa

BROADLANDS COMMERCIAL

Regulated by RICS







14-16 Halkett Street

St. Helier,

- Available to buy or to let
- Retail premises over three floors
- A great location on the newly upgraded Halkett Street
- Asking price of £550,000 or Rental price of £38,500 p.a.
- For further information, please contact Nick Trower MRICS nick@broadlandsjersey.com or Evie Wills evie@broadlandsjersey.com
- Sole Agent

Location

The Property is located centrally within St Helier, approximately 100 metres to the north of the prime retailing area which is focused along King Street and Queen Street.

More specifically the property fronts onto Halkett Street. Within 25m to the west is the Central Market.

Occupiers within the immediate vicinity include several UK and local retailers and food & beverage outlets including Boots, Jersey Telecom, Alliance Waitrose supermarket, McDonald's, Eden by Claire, Amelie, One Motivation gym, Jade Garden, Rosie's Team Room and Hugo's Restaurant.

There are public car parking facilities within a short walking distance to the north within Minden Place and Charles Street, and to the south within Snow Hill and Green Street car parks.

Description

The Property comprises a well maintained three-storey period terrace building of masonry construction with cement rendered and painted facades beneath a double pitch slate roof. The exterior of the building is Grade 4 listed (HE0262/HE0263).

Internally, the premises have been fitted out to a high standard as a salon by the previous occupier, providing attractive and well-presented accommodation ready for immediate occupation.

Accommodation

The Property has been measured in accordance with the RICS Code of Measuring Practice and provides a total net internal floor area of 2,136 sq.ft (198.44 sq.m).

Ground Floor - Retail / Salon 915 sq ft

First Floor - Retail / Salon 573 sq ft

Second Floor - Office/storage/kitchen 648 sq ft

Asking Price

The premises are available either freehold with vacant possession or, alternatively, on a new leasehold basis.

The opportunity exists to acquire the freehold interest in the property for £550,000, exclusive of GST if applicable.

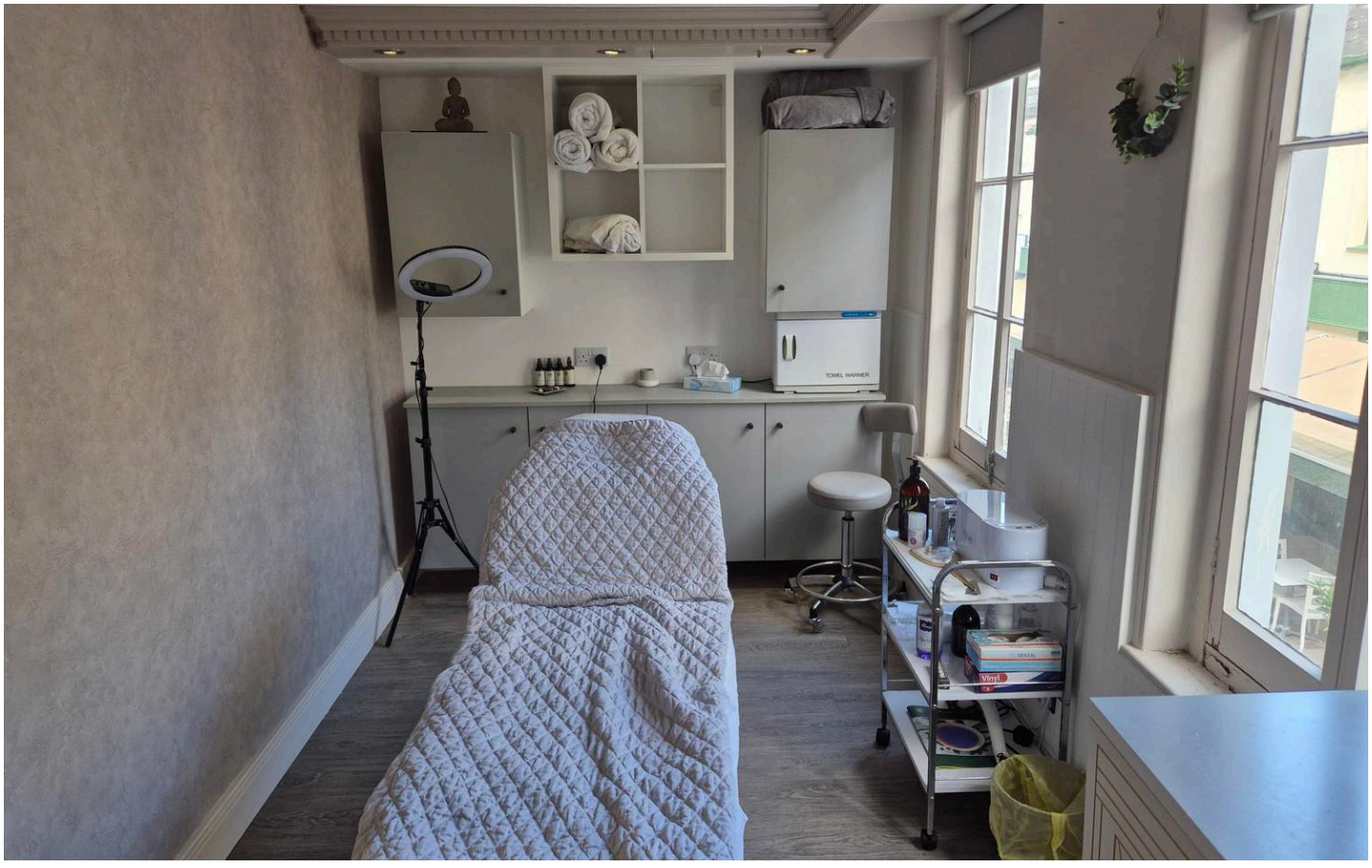
Alternatively, the property is available to let on a new lease on standard commercial terms. The asking rent is £38,500 per annum, exclusive of rates, GST (if applicable), and all other occupier's outgoings.

Legal Costs

Each party to bear their own legal costs and any other cost incurred in the purchase or letting of this property.

Viewing

Strictly by appointment with the Vendor's sole agent. Nick Trower MRICS Director – Commercial T. +44 (0)1534 874141 M. +44 (0)7797751558 nick@broadlandsjersey.com www.broadlandscommercial.com







Disclaimer

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2. None of the statements contained in these contained in these particulars as to the property are to be relied on as statements or representations of fact.

3. Any intending purchaser or lessee must satisfy themselves by inspection or otherwise as to the correctness of each of the statements contained in these particulars.

4. The vendor(s) or lessor(s) do not make or give and neither

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