



Ground Floor
Office / Retail Units
in Grade II Listed
Georgian Townhouse
in Tetbury

Unit 1: £1,400 per month
Unit 2: £550 per month

Crew House
15 Market Place
Tetbury
GL8 8DD



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lettings

SUMMARY

Situated in the heart of the vibrant Cotswold market town of Tetbury, this commercial property presents an exceptional opportunity for those seeking a prime office and/or retail space in a prestigious Georgian townhouse.

- Prestigious Grade II listed Georgian property in the heart of Tetbury
- Approx. 1,029 sq ft flexible ground floor space for retail or office use
- Period features including sash windows and high ceilings; attractive wooden floors
- Prime town centre position on highly sought after Market Place
- Available as two separate units or one single lease
- Additional basement storage area available
- EPC Rating E
- Business rates and charges apply

DESCRIPTION

Spanning an impressive 1,029 sq feet, the ground floor of Crew House offers a well-appointed, flexible commercial space split into two separate units either side of the front door entrance and a communal hallway. The property retains many period features including sash windows, high ceilings and Georgian symmetry.

The larger Unit 1 is split into two well-presented areas connected by a doorway. The principal area is at the front of the building with a good-sized, flexible space for office or retail use; two large sash windows look onto Market Place and Gumstool Hill. The area to the rear includes an attractive kitchen area and WC, as well as a useful store room.

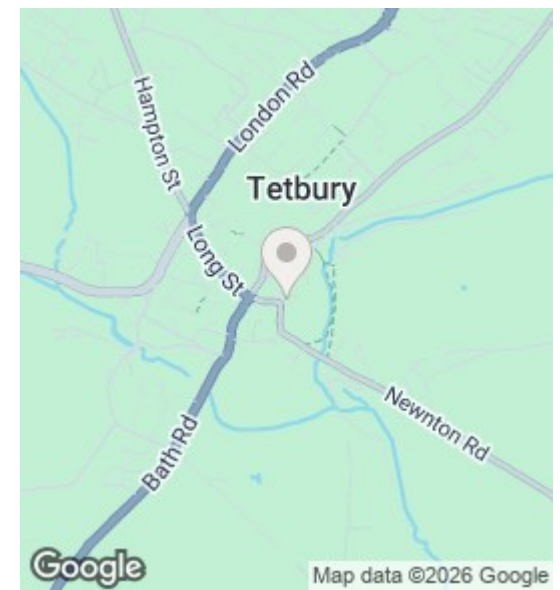
Unit 2 has been renovated to provide another flexible space for office or retail use, and could offer an ideal private meeting room for use alongside Unit 1A and 1B. Two sash windows look out from the front of the building; to the rear there is a storage area, and a separate WC which is accessed off the communal hall. Additional storage space is available in a large cellar which is accessed from Unit 2.

Units 1 and 2 are available as either separate units or one single lease on a long-term lease of 10 years, with the added flexibility of a 5-year break clause, making it an attractive option for businesses looking to establish themselves in this sought-after location.

SITUATION

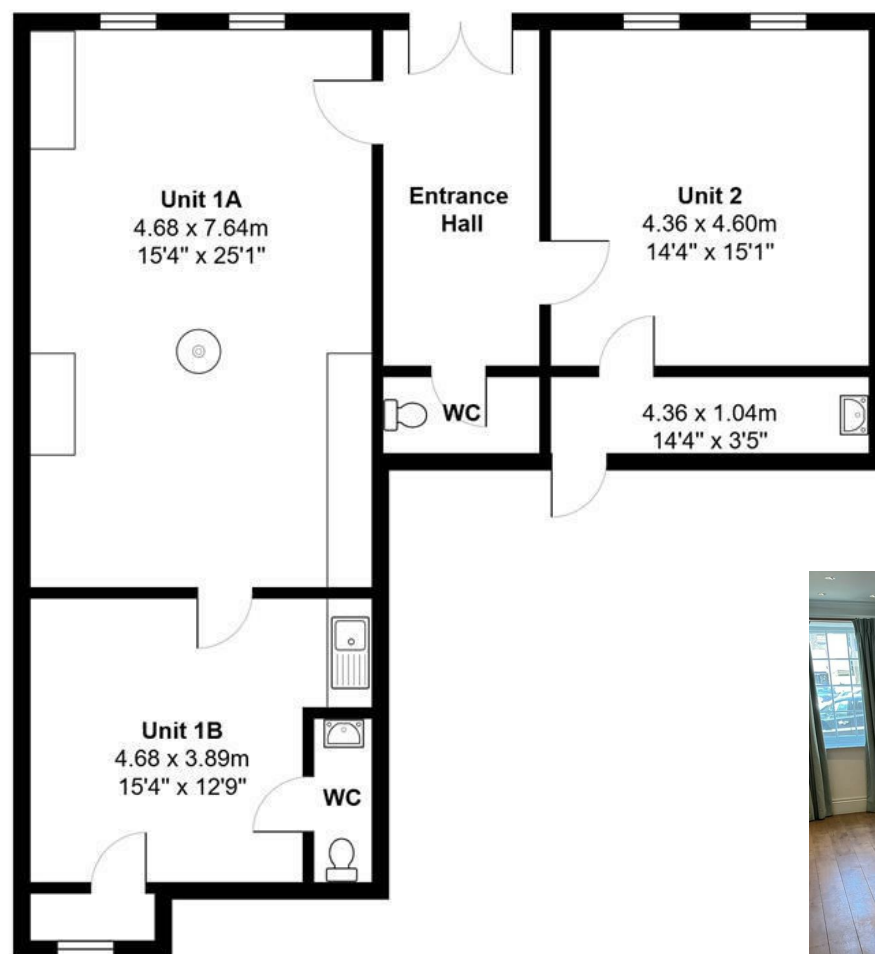
Tetbury is a thriving historic Cotswold market town with much of it dating back to the 17th and 18th Centuries. The town has a broad range of shops and amenities for everyday needs as well as a number of excellent shops, hotels, restaurants and cafes. Recently voted by Country Life magazine as the third most desirable town in the country, Tetbury is situated within an Area of Outstanding Natural Beauty and is surrounded by delightful Cotswold countryside.

Conveniently located less than half an hour from both the M4 and M5 motorway, Tetbury is within easy reach of Cirencester, Cheltenham, Bath, Bristol and Swindon. There is good access to nearby Kemble Railway Station which provides regular fast services to London and other regional centres.





Ground Floor, Crew House, 15 Market Place, Tetbury, GL8 8DD



Total Area: 95.6 m² ... 1029 ft²

All measurements are approximate and for display purposes only



DIRECTIONS

From the mini-roundabout in the centre of Tetbury, head east onto Market Place. The Snooty Fox Hotel will be on your left hand side. The property is located on the left hand side after 100m, next to a small parking area and just before the road bends round to the right.

Postcode: GL8 8DD

What3Words:
///beep.cools.narrowest

CONTACT

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