



TO LET
3 Bridge Street, Horncastle, Lincolnshire, LN9 5HZ

BELL

LOCATION

Horncastle is a mid-Lincolnshire Georgian market town situated on the southern edge of the Lincolnshire Wolds, at the crossroads of the A158 and A153, approximately 21 miles east of Lincoln. The town has a population of approximately 7,000 and offers a good variety of shops, schools and services and serves a wide rural catchment area.

The property fronts Bridge Street, on its western side, within a parade of retail premises to the west of the Market Place, within the Conservation Area. The property is shown for identification purposes on the attached plan.

GENERAL DESCRIPTION

Ground floor mid-terraced retail premises with display frontage and glazed recessed entrance door to one side. The sales area is rectangular and clear-span, with W.C. to the rear

ACCOMMODATION

Sales Area :-

- Approx. 310 sq.ft. (28.8 sq.m.)
Display frontage of approx. 6'9" widening internally to a width of approx. 10'5", depth approx. 32'
- W.C.

SERVICES

Mains electricity, water and drainage are connected.

TERMS

Available by way of a new effective FRI Lease for a term to be agreed. There will be an annual service charge to cover building insurance, external and common area repairs.

VIEWING

Strictly by appointment with the Agent

Old Bank Chambers,
Horncastle. LN9 5HY
Tel: 01507 522222

Contact: Colin Low
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TO LET

HORNCASTLE TOWN CENTRE

3 BRIDGE STREET

HORNCASTLE LN9 5HZ

- GROUND FLOOR LOCK-UP SHOP PREMISES SITUATED ON THE WESTERN SIDE OF THE MARKET PLACE, CLOSE TO A PEDESTRIAN CROSSING
- EVENLY PROPORTIONED CLEAR SPAN AREA EXTENDING TO Approx. 310 sq.ft. (28.8 sq.m.)
- CENTRAL POSITION, FACING THE MARKET PLACE

RENT: £4,800 p.a.x.

DISCLAIMER

Messrs Robert Bell & Company for themselves and for vendors or lessors of this property whose agents they are given notice that:

- The particulars are set out as a general outline only for the guidance of intended purchasers or lessees and do not constitute, nor constitute part of, an offer or contract;
- All descriptions, dimensions, reference to condition and necessary permission for use and occupation, and other details are given without responsibility otherwise as to the correctness of each of them;
- No person in the employment of Messrs Robert Bell & Company has any authority to make or give any representation of warranty whatever in relation to this property.
- All parties are advised to make appointments to view but the agents cannot hold themselves responsible for any expenses incurred in inspecting properties, which may have been sold or let.

THESE PARTICULARS WERE PREPARED JULY 2026



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