

fowlers
properties



Divine

8 The Square, Chagford, Devon TQ13 8AB

£25,000 Leasehold

The Property

Fowlers are pleased to offer this smart and profitable accessories and clothing business with a regular clientele which has been trading successfully for 18 years. It is set on a busy part of Chagford's bustling town square and is the ideal opportunity for someone who is keen on fashion and wants to own a business that enables them to start with a well established foundation. Viewings must be by appointment as the business is open.

Situation

Divine is located on the lower part of the busy town square in the thriving ancient Stannary town of Chagford. Close by the Three Hares Gallery, The Old Forge Cafe, Astor's book shop and Art Supplies and various other popular local businesses. Chagford is a vibrant community with a Primary school, pre-school and Montessori school, a library, Parish church, Roman Catholic church and a chapel, cafes and four pubs. There are good sports facilities and the town is surrounded by countryside, riverside and moorland walks. The A30 dual carriageway is about 5 miles away and Exeter is approximately 20 miles.

The Premises

A bay display window with three pendant lights looks out to The Square and the interior is lined with shelving, glazed and lit display cabinets and recesses with hanging rails and cupboards. To one side is a cash desk with an electric panel heater installed behind. There are seven LED spotlight fixtures and a circular ceiling mounted feature with recessed LED lighting. The floor is laid with wood effect laminate. A doorway leads to the staff w.c. which has a low level w.c., a wash basin, an extractor fan, power and light.



- Located on the bustling town square
- A leasehold shop premises of about 220 sq ft/20sq m
- Bay window frontage to The Square
- Modern display cabinets and lighting
- Cash desk
- Integral w.c.
- Electric heating
- Current rental £7500 pa
- A successful business with considerable on line potential and a good customer base
- Trading for 18 years

Services

Mains water and electricity.

Rateable value

Directions

From Fowlers front doors turn right and walk down The Square keeping to the right hand pavement. Bear left at the Three Hares Gallery and the next commercial premises on your right is Divine.

VIEWING BY APPOINTMENT ONLY

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