

bothams <sup>1871</sup>



26 Market Place, Bolsover, S44 6PN

£10,800 Per Annum





# 26 Market Place

Bolsover, S44 6PN

- Prime town centre retail sales shop & premises
- Retail sales shop 481 sq. ft., 44.68 sq. m approx.
- Store room
- Separate office space
- Term & terms negotiable
- Prominent situation on corner of Market Place & Cotton Street
- Rear lobby
- First floor: Ancillary storage/preparation/office of 227 sq. ft., 21.09 sq. m approx.
- To let on new lease

\*TO LET\*

PROMINENT RETAIL SALES SHOP AND PREMISES  
OF 836 SQ. FT., 77.66 SQ. M APPROX.

[VIEWING](#)

[SERVICES](#)

[TERMS](#)

[RENTAL GUIDE](#)

[VALUE ADDED TAX](#)

[NON-DOMESTIC RATES](#)

[LOCAL AUTHORITY](#)

[REFERENCES](#)

[COSTS](#)

[LOCATION](#)

[GENERAL](#)

[ACCOMMODATION](#)

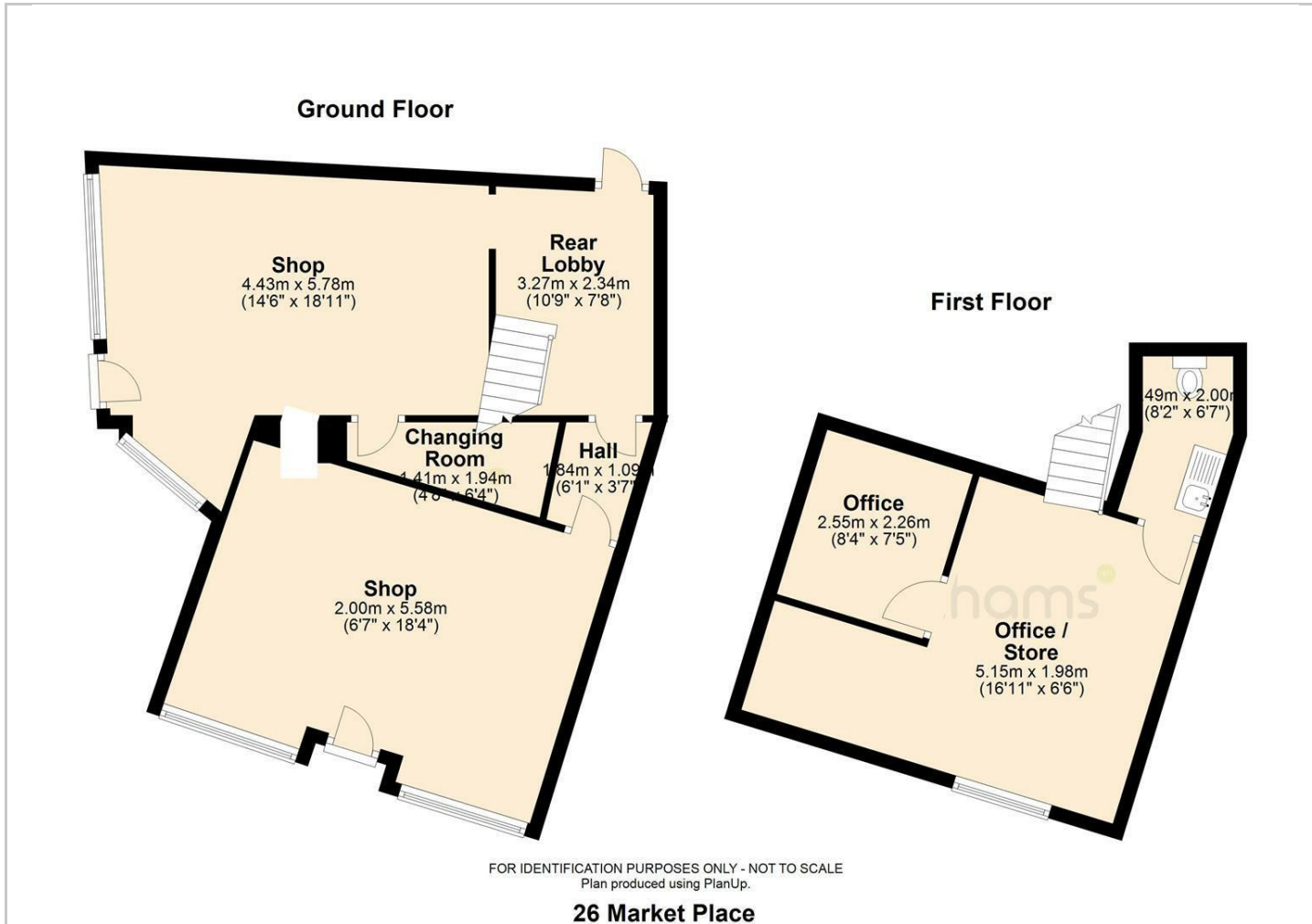
[Net internal areas](#)

Ground floor	
Sales - Market Place frontage	17'6" x 14'0" (5.33 x 4.27)
Sales - Cotton Street frontage	19'0" x 12'3" (5.79 x 3.73)
Changing room	5'9" x 3'1" (1.75 x 0.94)
Rear lobby	10'9" x 7'8" (3.28 x 2.34)
Store room	6'8" x 3'4" (2.03 x 1.02)
First Floor	
Storage/office	17'3" x 14'4" (5.26 x 4.37)
Office	8'5" x 7'4" (2.57 x 2.24)
WC	6'6" x 3'6" (1.98 x 1.07)

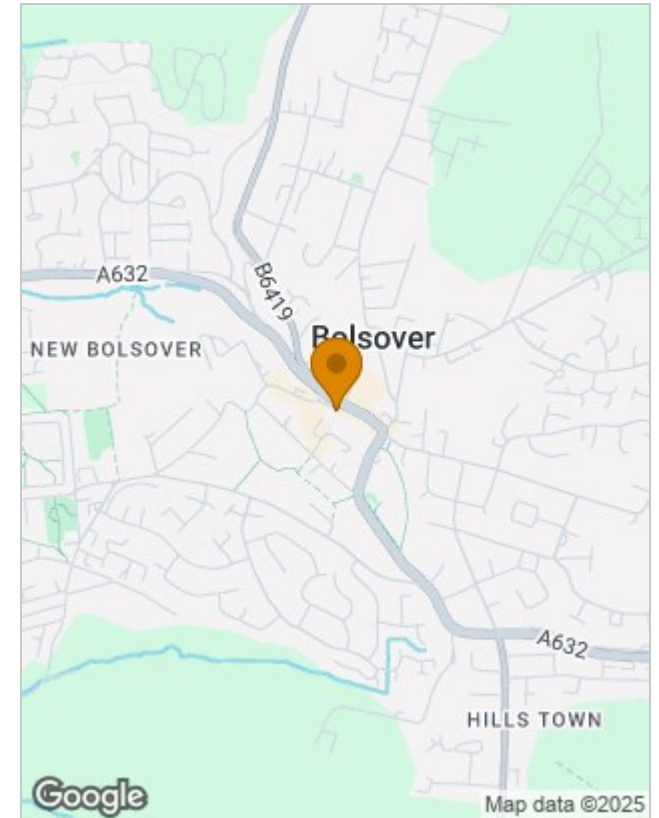
Directions



## Floor Plans



## Location Map



## Energy Performance Graph

Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) <b>A</b>		
(81-91) <b>B</b>		
(69-80) <b>C</b>		
(55-68) <b>D</b>		
(39-54) <b>E</b>		
(21-38) <b>F</b>		
(1-20) <b>G</b>		
Not energy efficient - higher running costs		
<b>England &amp; Wales</b>	EU Directive 2002/91/EC	

## Viewing

Please contact our Chesterfield Commercial Office on 01246 233121 if you wish to arrange a viewing appointment for this property or require further information.

The particulars are set out as a general outline only for the guidance of intended purchasers or lessees, and do not constitute, any part of a contract. Nothing in these particulars shall be deemed to be a statement that the property is in good structural condition or otherwise nor that any of the services, appliances, equipment or facilities are in good working order. Purchasers should satisfy themselves of this prior to purchasing.