

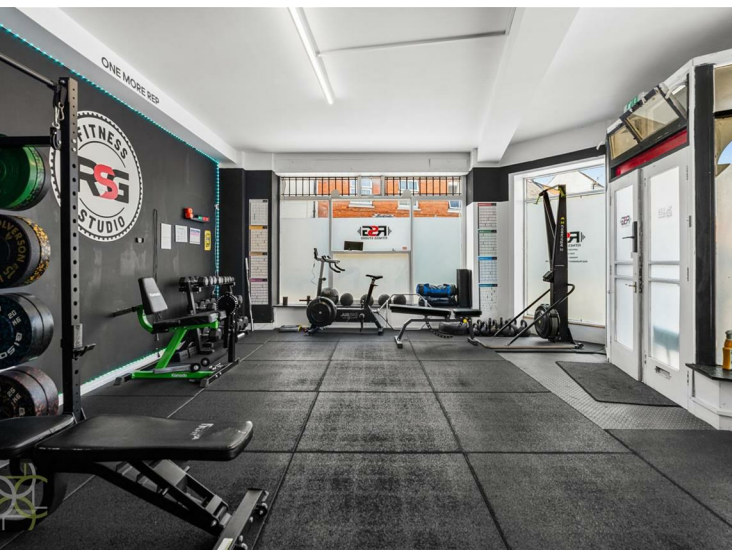


134, High Street
Pershore
WR10 1EA

£8,000 Per annum



CHRISTIAN
LEWIS
PROPERTY



134 High Street, Pershore, WR10 1EA

£8,000 Per annum

A wonderfully located ground floor retail premises sat on Pershore High Street, currently being used as a gym however it offers flexibility on a range of uses.

134 High Street is sat on the top of the high street and offers 489 square foot of space. This prominent, high visibility unit boasts a corner dual sided front for visibility on both entrance and exit from town making it an ideal place for vehicular and pedestrian footfall.

Pershore is a traditional, Georgian market town with a fabulous variety of local independent shops cafes, and bars. Its picturesque river edge, and scenic walking routes bring a variety of visitors to the area. Pershore is known for its striking Abbey, alongside the long standing plum growing which is celebrated with the annual Pershore Plum Festival. An event that brings thousands of people to celebrate over a long weekend.

In addition to the local events and markets, Pershore is adorned with heritage and a wealth of history. Pershore is easily accessible from the M5 motorway, and has great rail links to Birmingham, Oxford and London Paddington.

The unit benefits from a large front office/retail space upon entry with dual front windows, a rear reception room alongside a small utility style kitchen with sink and unit and separate WC.

A truly wonderful opportunity to rent a prominent unit.

DISCLOSURE

Whilst we make enquiries with the property owner to ensure the information provided is accurate, Christian Lewis makes no representations or warranties of any kind with respect to the statements contained in the particulars which should not be relied upon as representations of fact.

All representations contained in the particulars are based on details supplied by the owner.

Please inform us if you become aware of any information being inaccurate.

EPC

Available upon request

Business Rates

Current Rateable Value - £7100.00 (With effect from 1st April 2026 - Date)

Important Information

We recommend that you check the following to ensure the property suits your requirements:

To Check Broadband Availability - Ofcom Broadband Checker

To Check Mobile Availability - Ofcom Mobile Checker

Additional Property Details - Wychavon - My Local Area

Maintenance & Service Charge

A maintenance and service charge will be levied against the unit, final details are to be confirmed.

Planning & Use

The property is currently class E as defined by Town & Country Planning Act (Use Classes Order).

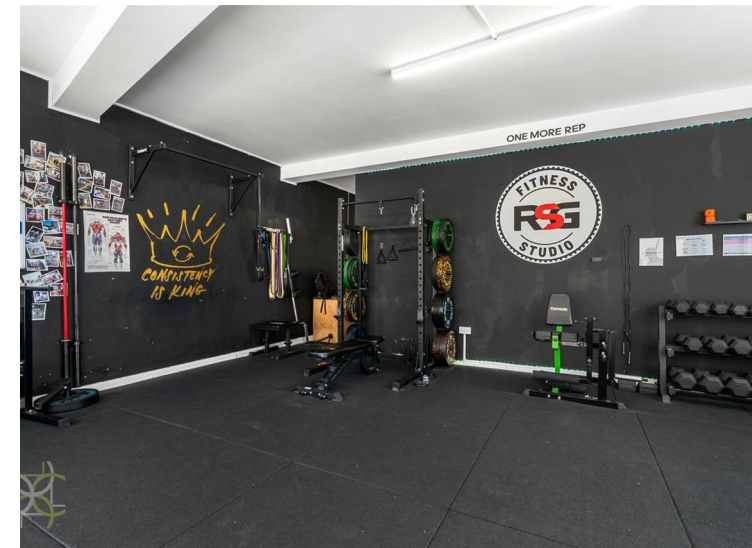
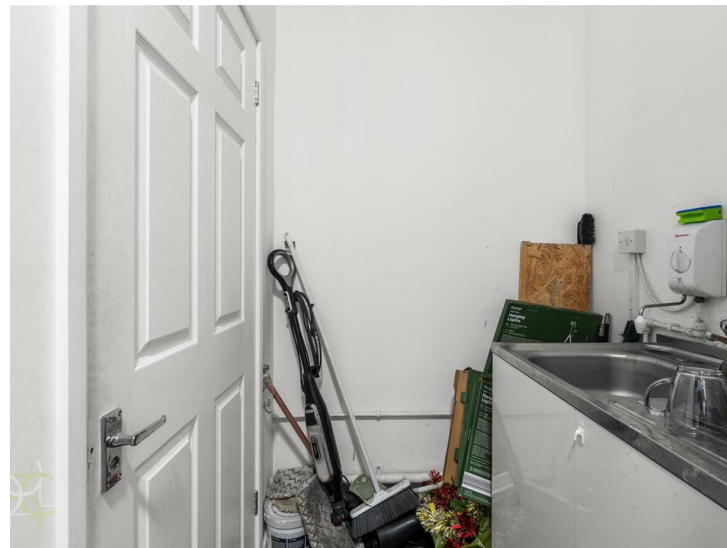
Wychavon District Council should be contacted in the event of any planning enquiries.

Legal Costs

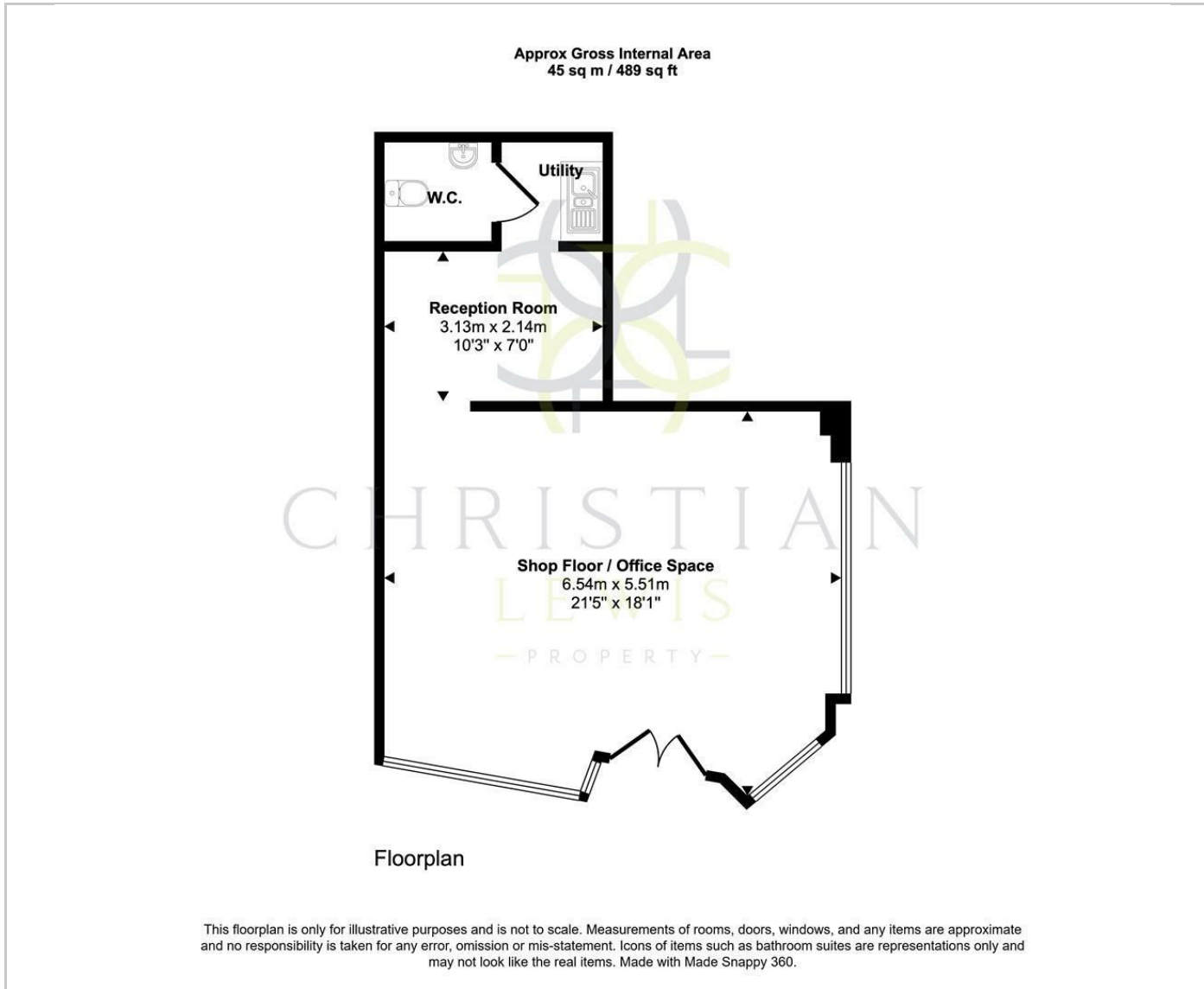
Each party is liable for their own legal costs involved in this transaction.

Services

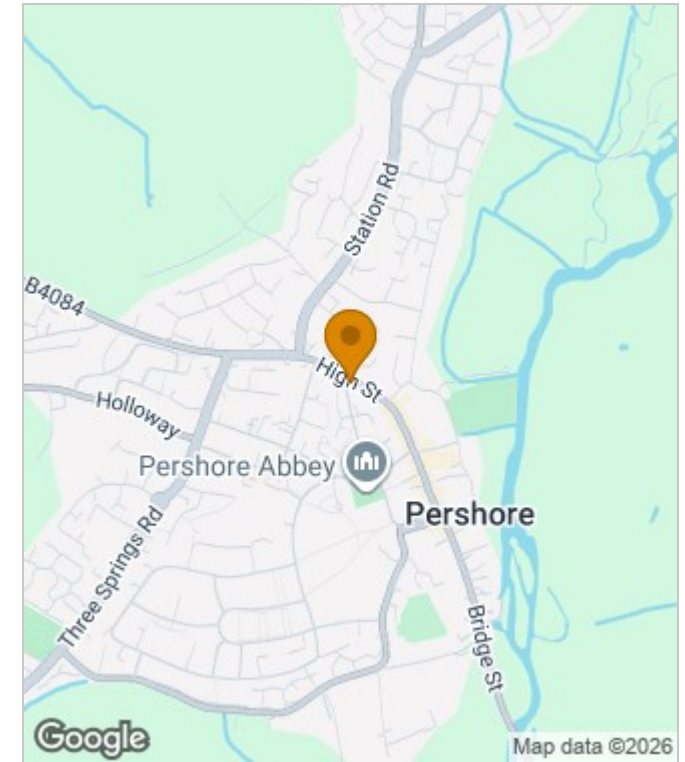
We have been informed that the property is connected to mains services, we recommend you ensure the appropriate checks have been made prior to entering any agreement



Floor Plans



Area Map



Energy Performance Graph

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

These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements of representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. No person in this firm's employment has the authority to make or give any representation or warranty in respect of the property.