

TO LET **First Floor Salon/ Class E Premises**

103 High Street, Tewkesbury, South West, GL20 5JZ



- Excellent Central Location
- Recently Renovated
- 1,005 Sq Ft
- £12,000 Per Annum Exclusive

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Location

103 High Street occupies a prime retail position on the historic High Street in the heart of Tewkesbury's town centre, one of Gloucestershire's most attractive market towns with strong footfall, a mix of national and independent retailers, cafés and leisure uses nearby.

The property sits within the town's principal commercial pitch, adjacent to the Bishop's Walk Shopping Centre and close to occupiers such as Costa Coffee, Boots Opticians, Lloyds Pharmacy and other established brands, offering excellent trading exposure.

The property also benefits from excellent nearby car parking provision, with the Bishop's Walk (BW) car park located a short walk away, together with additional public parking to the rear on Oldbury Road.

Description

The property provides self-contained accommodation arranged over the first and second floors, accessed directly from High Street level. A dedicated ground floor entrance and entryway fronting the High Street offers an excellent opportunity for external branding and signage. Internally, the property has been occupied as an aesthetics salon for the past three years and is decorated to a high standard throughout. The accommodation includes a large reception area, training room, and multiple treatment rooms,

together with WC facilities and a kitchenette, making it well suited to a variety of commercial, medical or professional uses.

Accommodation

Unit	SQM	SQFT
First Floor	35.4	381
Second Floor	58	624
Total	93.4	1,005

Rates

Rateable Value: £7,600 (From 1st April 2026)

Description: Beauty Salon and Premises

We recommend that any interested party make their own enquiries with the Valuation Office Agency at;

<https://www.gov.uk/correct-your-business-rates>

Energy performance certificate

D-96

Rent

£12,000 per annum exclusive.

Terms

A new fully repairing and insuring lease subject to a service charge is available, for a term of years to be agreed.

VAT

The property is not elected for VAT.

Planning

We understand the property falls under use class E of the Town and Country Planning Order 1987 (as amended).

Legal Costs

Each party to be responsible for their own legal costs incurred in relation to this transaction.

Viewing

Viewing available by prior appointment with the sole agent, Bruton Knowles, only. Details on page 3.

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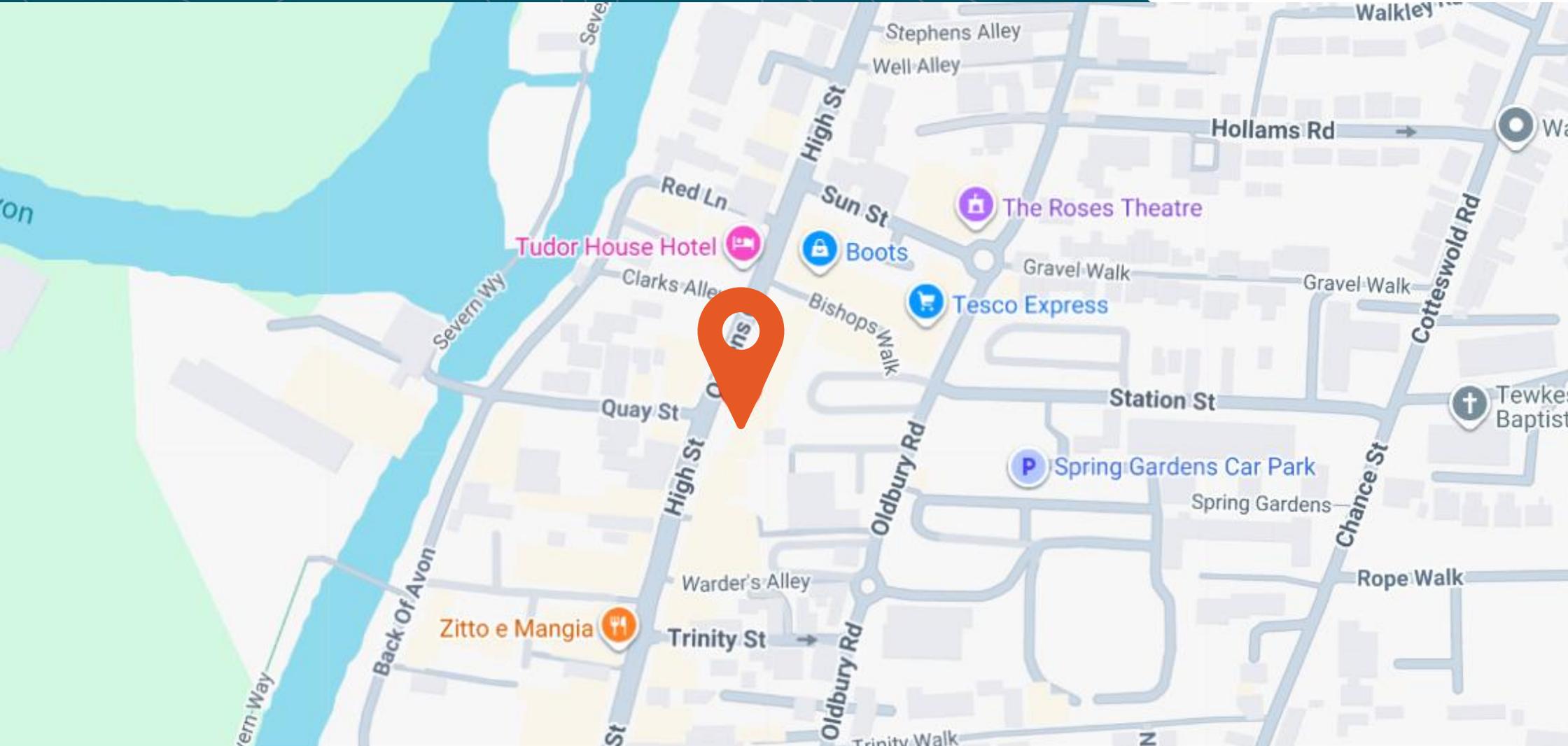




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