



PRIME TOWN CENTRE PREMISES TO LET

- Busy Thoroughfare
- Centrally Located
- Large Double Shop Front
- Suit a Variety of Different Uses STNC

Interested in this property? Please contact us on 01903 792785



19 SOUTH STREET, WORTHING, WEST SUSSEX, BN11 3AW

Location

The property is located in the heart of Worthing town centre, occupying a prominent position along South Street. Worthing is one of the largest seaside towns on the South Coast, is renowned for its shopping, dining, entertainment, and pier. Situated at the foot of the South Downs, it is 11 miles east of Brighton and 18 miles west of Chichester. The area is home to several well-known retailers, including Starbucks, Robert Dyas, and WH Smith, alongside a variety of independent shops.

Description

An exciting opportunity to secure a prominent retail unit situated in a highly sought-after area of Worthing town centre. Offering unparalleled high street visibility and positioned in the heart of the shopping district, this space is perfect for any business looking to capitalize on high foot traffic and excellent exposure. The property boasts a prime location on South Street, one of the busiest and most popular high streets in the area.

The unit is primarily open plan, providing a versatile layout ideal for a variety of uses. Whether you are looking to open a store, boutique, or other commercial establishment, this space can be tailored to meet your needs (subject to necessary planning consents).

With its large double shop frontage, the unit benefits from an abundance of natural light and outstanding visibility from both pedestrian and vehicular traffic. The wide glass frontage ensures your business will be prominently displayed to passersby, attracting attention and foot traffic.

Given its high street position, the unit offers excellent accessibility, surrounded by a mix of established retailers, cafes, and local businesses including Starbucks, Robert Dyas, WH Smith alongside a variety of independent retailers.

Accommodation

The premises have the following approximate floor areas:

	Sq Ft	Sq M
Total floor area:	3,271	303.88

Tenure

The property is To Let on a new lease for a term to be agreed.

Rent

Rental offers are invited in the region of £55,000 per annum, exclusive.

Business Rates

Business rates to be assessed.

EPC

An EPC has been requested.

VAT

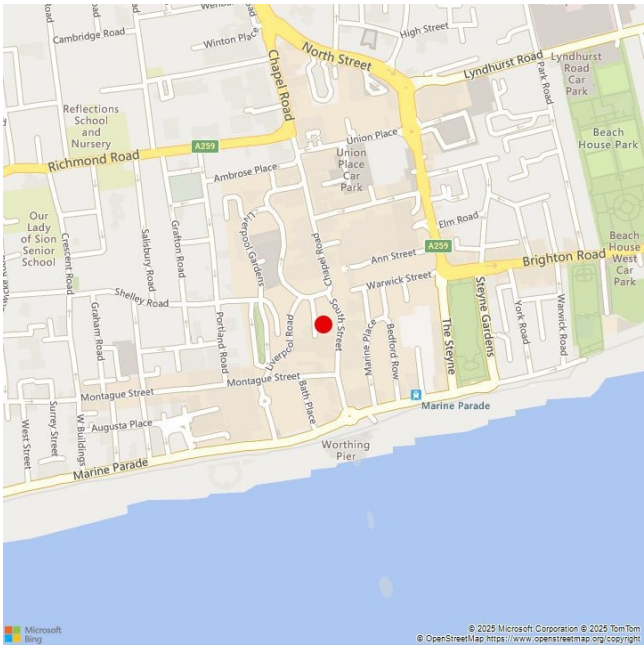
We are informed that VAT is applicable on the terms quoted.

Use

We understand the premises benefit from Class E use however, we would advise any potential tenant to check with the Planning Department to ascertain if their use is permitted.

Legal Fees

Each party is responsible for their own legal fees in this transaction.



Viewing

Strictly by appointment with Sole Agents, Jacobs Steel.



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