

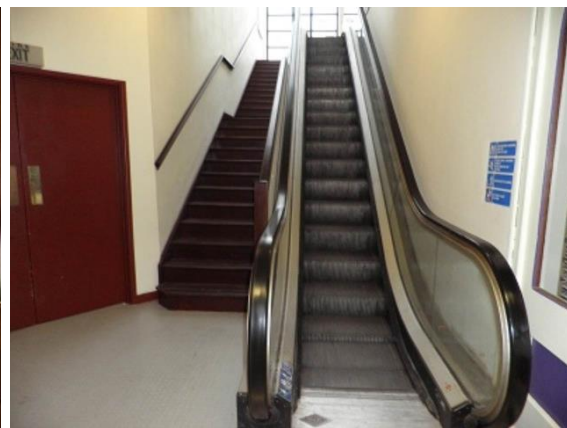
Lettings-R-Us

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Holly Court

, Midsomer Norton, Nr Radstock, Somerset, BA3 2DB

Rental £550 pcm

1 bedroom Commercial Property available Now

8 Harris Close, Frome, Somerset,
BA11 5JY

lettings@lettings-r-us.co.uk

01373 454 188



Opening Times

Mon 09.00 - 20.00; Tues 09.00 - 20.00
Wed 09.00 - 20.00; Thurs 09.00 - 20.00
Fri 09.00 - 20.00; Sat 09.00 - 20.00;
Sun 09.00 - 20.00

* Unfurnished

Situation

Lettings R Us are proud to be letting out commercial units which are located within Holly Court which joins the High Street to the free public car parks. Holly Court is a thriving community of small independent businesses, occupiers include an estate agent, planning consultant, equestrian shop, florist, gift shop, hairdresser, clothes shop, cafe, model shop, beauty salon, tanning studio and computer shop. Holly Court is managed on a day to day basis by the tenants. The large council owned car parks to the rear are free and rarely full. Unit 9 is located at car park level and the square footage is: 468 sq ft internal area. Prominent unit that could be used as a retail shop or office. Available now, rent is £6,600 pa dependent on lease term. Service charge is £142.95 per month. Holly Court uses standard leases and so there are no ingoing legal costs for tenants unless tenants wish to use their own solicitor. VAT to be paid on top of the rent. For enquiries or to arrange a viewing, please contact Lettings R Us. We are open 7 days a week, both during the day and in the evening. Important Note: The following charges are not included in the advertised rent of the property. TENANTS: If you choose to take the tenancy on one of our properties we will ask you to pay an agency fee (to cover the referencing) of £240.00 inclusive of VAT. This fee is taken as a holding fee to reserve you the Property and also it covers the cost of credit checks and referencing. The agency fee is non-refundable if you decide to withdraw from the tenancy or if you fail your credit checks, it will be refundable if the landlord decides to withdraw. Property Particulars: We endeavour to make our property Property Ref: inst-3719

All measurements are approximate.

Further Information

The deposit required is £550

The landlord is willing to rent this home to Employed, Self Employed, Own Means, Retired, Company

The landlord is willing to rent the property for a minimum of 6 Months and a maximum of 240 Months

Creation Date: 25/09/2025

IMPORTANT INFORMATION

For clarification, we wish to inform the prospective tenant that we have prepared these details as a general guide. The agent has not carried out a detailed survey nor tested the services, appliances, or specific fittings (unless otherwise stated), and no warranty can be given as to their condition. All room measurements are taken at floor level. We strongly recommend that all the information which we provide about the property is verified by yourself and your advisers. The contents of this publication are © Lettings-R-Us, 2025. Lettings-R-Us Registered in England No. 5117944