

TAUNTON, 61 East Street, TA1 3LX

FORMER WILKO UNIT TO LET - AVAILABLE FROM SPRING 2026



LOCATION

Taunton is a historic market town located in Somerset, approximately 26 miles (42km) northwest of Exeter and 38 miles (61km) south of Bristol.

SITUATION

The subject property occupies a prime position fronting the southern side of East Street. The Orchard Shopping Centre and the County Walk Shopping Centre are both within very close proximity of the subject property, providing a combined floorspace of approximately 250,000 sq ft.

National retailers on East Street include: Sainsbury's, Primark, Subway, McDonald's, KFC, Specsavers, Sports Direct, Holland & Barrett and H.Samuel.

A new full range B&M is shortly to open next door.

ADDITIONAL FEATURES

The subject property benefits from access to a large service yard to the rear. Further information is available upon request.

ACCOMMODATION

The property provides the following approximate Net Internal Areas (NIA);

Ground Floor Area:	1,775 sq ft	164.85 sq m
First Floor Area:	1,180 sq ft	109.57 sq m
Internal Width	41 ft	12.7 m
Unit Depth:	90 ft	27.7 m
Total Area:	2,955 sq ft	274.42 sq m

LEASE TERM

A new full repairing and insuring lease for a term to be agreed.

RENTAL

£55,000 per annum exclusive.

BUSINESS RATES

To be assessed.

EPC

To be assessed.

FLOOR PLANS

Available upon request.

LEGAL COSTS

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

VIEWINGS AND FURTHER INFORMATION

All viewings should be made strictly via appointment.

Oliver Smart

07818 402754

oliversmart@fmx.co.uk

James Mead

07919 622542

jamesmead@fmx.co.uk



Drawings for indicative purposes only



