



## Market Street, Hednesford, WS12 1AD

Jayman lettings presents the commercial unit at the Lightworks. There is water plumbed in at the unit as well, therefore a sink can be connected.

Terms of lease: £270 + VAT rent (£324) £25 + VAT service charge (£30) It total: £354 inclusive of VAT Lease length is negotiable.

Unit 11 10'9" x 18'4" (3.28m x 5.59m)

## **Application fee**

If accepted, you will need to pay the lease and application fee of £500 + VAT (£600 inclusive).







REQUIRE A MORTGAGE? Our independent advisor can compare "whole of market" to help find the best mortgage to suit your circumstances. Please call 01543 416 567 for a free mortgage quote including some deals only available through our network. LEGAL CONVEYANCING Jayman Conveyancing provides fast efficient low cost legal work with a no sale-no fee guarantee. Call 01543 416 567. AGENTS DESCRIPTIONS These details imply the opinion of the agent at the time these details were prepared and are subjective. It may be that the purchaser's opinion differs. VIEWING ARRANGEMENTS By appointment only with Jayman on 01543 416 567 COUNCIL TAX Please refer to www.voa.gov.uk for this information. DESCRIPTIONS AND MEASUREMENTS All measurements are approximate and some may be maximum on irregular walls. The plan shows the approximate layout of the rooms to show the inter relationship of relationship of room to another but is not necessarily to scale. CONSENTS We have not had sight of any relevant building regulations, guarantees or planning consents and all relevant documentation pertaining to this property should be checked by your legal advisor before exchanging contracts.





