

TO LET



The Bell, Frogmoor, High Wycombe HP13 5DQ



Area

Ground floor approx 2302
sqft



Rent

£50,000 per annum



Location

Directly opposite Yates



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London office: 020 8534 0008
Maidenhead office: 01628 334154

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LOCATION

Situated on the periphery of High Wycombe Town centre and directly opposite Yates.

DESCRIPTION

Former Public House comprising of approx 2302 sq ft on ground floor.

The first floor can be made available if required for kitchen/additional customer area if required.

There is an area to the rear that was previously used for a parking/garden area that now has a temporary structure on it that can be easily removed.

Suitable for a variety of uses subject to Landlord and Local Authority consent.

TERMS

Available by way of a brand new Full Repairing & Insuring lease on terms to be agreed with the Landlord.

LEGAL COSTS

Each party are to be responsible for their own legal costs incurred in the transaction.

ADMINISTRATIVE COSTS

Please note we make a reference/administration charge of £180 inclusive of VAT to tenants when an offer is agreed, subject to contract /references.

RATES

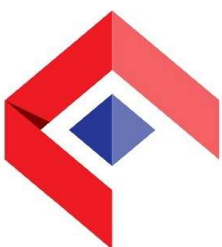
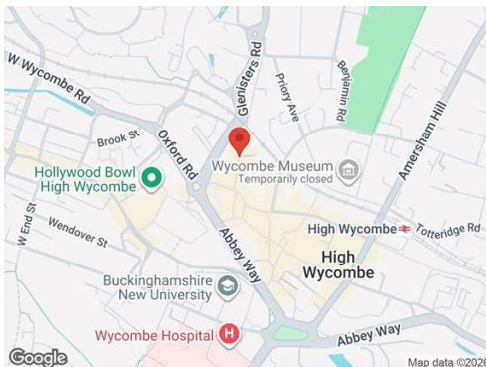
According to the Valuation Office the Rateable Value commencing 1st April 2026 is £21,250 per annum. Interested parties are encouraged to make their own enquiries with Wycombe Council.

EPC

B 50

For further information please contact:

hello@obre.co.uk



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