



TO LET

**117 Two Mile Hill Road,
Bristol BS15 1BH**

A1/A2 unit in an arterial road position

Approx 390 sq ft (36.25 m²)

**Consisting of open plan shop/office unit
with kitchenette and lobby/cloakroom**

New lease available on flexible terms

£6,000 per annum exclusive

Rateable value £4,150

These summary particulars are in draft form only and are subject to landlord's approval and are issued subject to the full particulars together with conditions attached to them which are available upon request.

Any rental offers will be subject to the provision of ID and proof of financial status

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**Surveyors
Valuers &
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