Shop/Salon
High Street
Eastry
Sandwich
Kent CT13 0HF

£795 pcm

Finn's
2 Market Street
Sandwich
CT13 9DA
t: 01304 626092
e: r.murphy@finns.co.uk
www.finns.co.uk

FINN'S
since 1865

Shop or Beauty Salon measuring 480sqft

Cellar

Electricity and Lighting

Double Fronted on Busy High Street

Free Local Parking

Description
The Shop/Salon at Eastry is suitable for use as a double fronted shop or beauty salon of 44.59m2 (480sqft). Access is via double doors. Ideal for numerous shop business uses or beauty salon. The property is divided into a main room of 37.1m2 (399sqft) and a rear room of 7.8m2 (84sqft). The property benefits from a W.C, kitchenette and cellar.

Situated
The property is situated in the village of Eastry with easy access to the A256 Eastry Bypass, it is around 2.5 miles from Sandwich, 8 miles from Dover and 10 miles from Canterbury.

Tenure
The unit will be offered for rent under a lease agreement for an initial period of up to three years, contracted out of the Security of Tenure provisions of the Landlord and Tenant Act 1954.

Services
The shop has connections to all mains services. The tenant will be responsible for paying for services at the standard rates.

Business Rates
These will be the responsibility of the Tenant. The current rateable value of the property is £10,500.

Deposit
A deposit of £950 will be payable.

Rent
The rent will be payable monthly in advance.

Insurance
The insurance premium is included within the quoted rent. Tenant to have their own contents insurance.

Local Authority
Dover District Council

Parking
Good road parking available and close to free public parking.

EPC
The current EPC rating for this property is 83D

Viewing: By appointment through Finn's, Sandwich Tel: 01304 626092

What3Words: ///intention.myths.bonds

Date: These particulars were updated July 2026

No takeaway or restaurant trades are permitted.

Agent's Note: Wherever appliances or services, fixtures or fittings have been mentioned in these particulars they have not been tested by us. Measurements should not be relied upon. Unless specifically referred to above all fitted carpets, curtains, fixtures and fittings and garden outbuildings and ornaments are excluded from the sale. None of the statements in these particulars are to be relied upon as statements or representations of fact. Photographs are for guidance only and do not imply items shown are included in the sale – some aspects may have changed since they were taken. No person in the employment of Finn's has authority to make or give any representation or warranty in relation to this property.

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Kent CT1 2QD
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Lettings: 01227 452111

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Sandwich
Kent CT13 9DA
Sales: 01304 612147
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