



**To Let**  
**52a Market Place**  
**Thirsk**

Offices

Area 175 sq m (1,185 sq ft) approx

Frontage to Market Place  
Ground floor reception and boardroom  
Walled garden and car parking

Rent £15,000 pa

**briggsburley**  
Chartered Surveyors

**Location**

Situated in a prominent position in the centre of Thirsk, overlooking the busy Market Place

**Description**

Office space on ground, first and second floors.

Reception with bay window facing on to the Market Place. Original stone flagged floor.

Large boardroom overlooking a walled rear garden.

Four offices on both first and second floors.

WCs on ground floor. Kitchen on first floor.

Gas central heating

Car parking for 3 - 4vehicles

**Accommodation**

Ground	45 sq m	485 sq ft
First	65 sq m	700 sq ft
Second	65 sq ft	700 sq ft
	175 sqm	1,885 sq ft approx.

**Services**

Mains gas, water , electricity and drainage. Gas central heating

**Rates**

Rateable Value £9,190 sq ft

**Rent**

£15,000 pa

**Lease**

A new lease is available for a term of 3 years. Alternative terms will be considered.

**VAT**

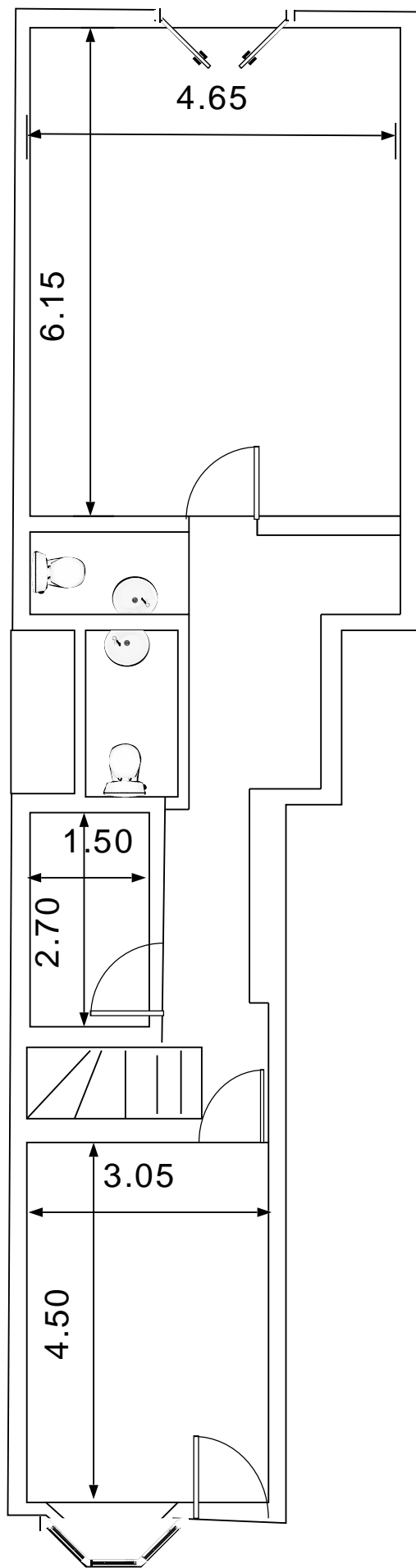
VAT is payable on the rent

**Energy Performance Certificate**

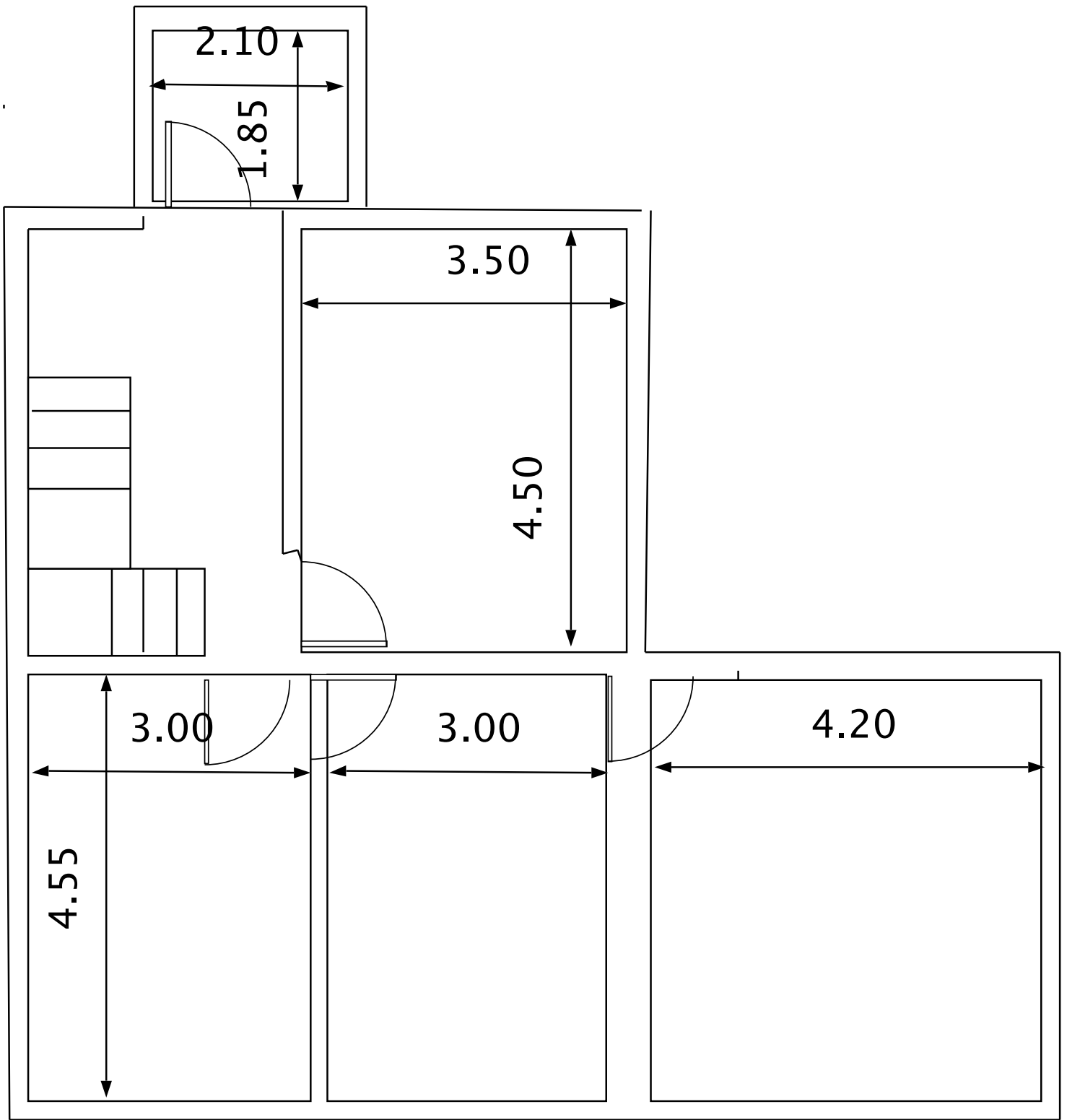
The building is Listed Grade 2

**Viewing**

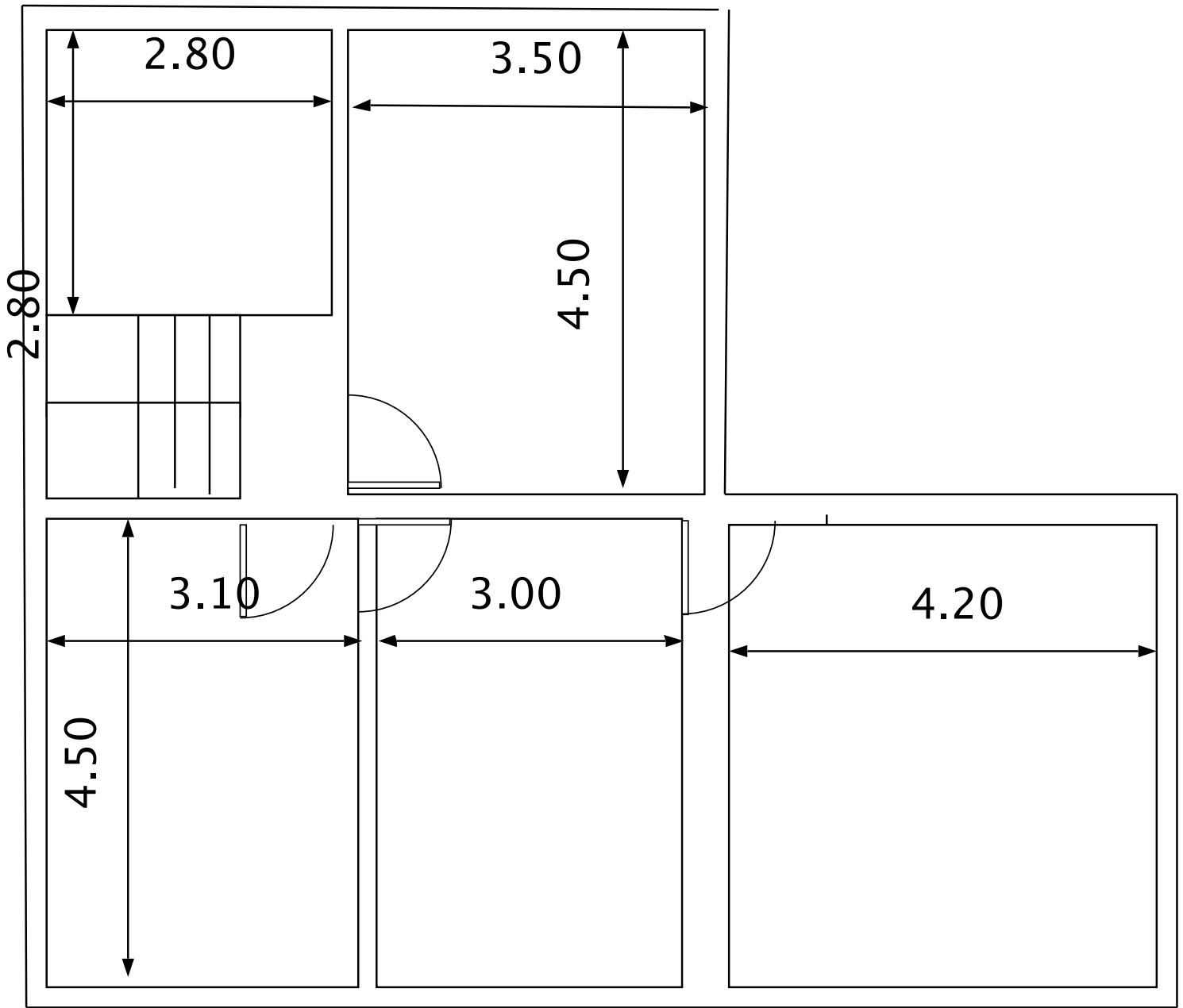
By appointment with Briggs Burley  
Contact John Burley 07949 154881  
[jburley@briggsburley.co.uk](mailto:jburley@briggsburley.co.uk)



Ground Floor



First Floor



Second Floor









*NB A member of this firm has an interest in the property*