



Former ATS Centre

138 Bridgwater Road, Taunton, TA2 8BJ

Rare Opportunity to Acquire a Tyre & Exhaust Premises - Suitable for Alternative Uses Subject to Planning

6,831 sq ft
(634.62 sq m)

- Vacant Possession
- Self contained
- Roadside frontage
- c. 2 Miles from J25 of the M5
- c. 4 Miles from Taunton town centre

Summary

Available Size	6,831 sq ft
Price	Offers in excess of £760,000 Exclusive of VAT - Subject to Contract
Rates Payable	£31,635 per annum RV - 1 April 2023 RP - 2025/2026
Rateable Value	£57,000
EPC Rating	Upon enquiry

Description

The property comprises a detached tyre and exhaust centre constructed on a steel portal frame with elevations of cavity brick, blockwork and cladding under a pitched metal clad roof.

The unit has an eaves height ranging in height from 4.28m to 6m with 4 roller shutter loading doors in the front elevation. The building is configured as a 4 bay fitting workshop with reception, office, staff and customer WCs, and ancillary storage to the rear.

Externally, there is a large forecourt to the front utilised for parking and a fenced yard area to the side and rear used for tyre storage.

Location

Taunton is located approximately 47 miles south of Bristol, access to the national motorway network is via junction 25 of the M5, 2 miles to the south.

The property is located approximately 4 miles north east of Taunton town centre on Bridgwater Road. Taunton benefits from excellent transport links with junction 25 of the M5 motorway approximately 2 miles to the south east via the A38 Bridgwater Road and the A358.

The south west end of Bridgwater Road has been closed to traffic travelling in a northerly direction, restricted access to the site is gained from the north via Bridgwater Road.

Accommodation

The accommodation comprises the following areas:

Name	sq ft	sq m
Ground - Workshop	6,108	567.45
Ground - Office/Reception/WC	723	67.17
Total	6,831	634.62

Legal Costs

Each party is to bear their own legal costs incurred in the transaction.

Anti Money Laundering

In accordance with the current Anti-Money Laundering (AML) Regulations, the purchaser will be required to provide and satisfy the Vendor and their agents on the source of the funds used to acquire the property in advance of an exchange.

EPC

Upon request



Viewing & Further Information

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