



## 16 - 17 Silver Street, Kettering NN16 0BN



### Area

Ground 827 sq ft - 1st floor  
385 sq ft



### Food Approved

Previously used as a  
takeaway



### Location

Busy main road



### Rent

£15,000 plus VAT

## LOCATION

The property is situated in a prominent position on Silver Street on the main road into Kettering Town Centre. There are numerous independent takeaways, restaurants and retailers in the immediate vicinity.

## DESCRIPTION

The building was previously used as a takeaway and comprises of 827 sq ft at ground floor and 385 sq ft at 1st floor. Benefiting from Use Class E. Suitable for a variety of occupiers subject to landlords consent.

## TERMS

Available by way of a brand new Full Repairing & Insuring Lease for a term to be agreed.

## LEGAL COSTS

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

## RATES

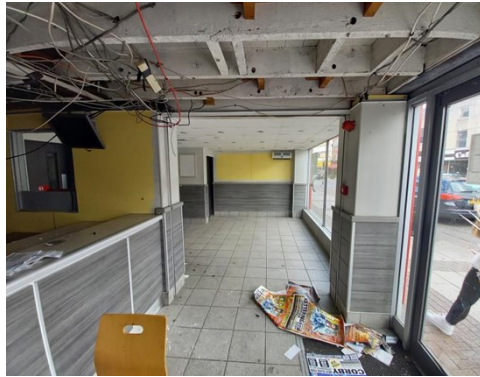
According to the Valuation Office, the Rateable Value is £8,700. Interested parties are encouraged to make their own enquiries with Kettering Council.

## EPC

B 45

For further information please contact:

[hello@obre.co.uk](mailto:hello@obre.co.uk)



## O'Brien Real Estate - Commercial Property Surveyors

London: Aurora House, 71-75 Uxbridge Road, W5 5SL | Tel 020 8534 0008

Maidenhead: York House, 18 York Road, SL6 1SF | Tel 01628 334154

Email [hello@obre.co.uk](mailto:hello@obre.co.uk) | [www.obre.co.uk](http://www.obre.co.uk)

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