



Workshop TO RENT



6A Alma Street, Taunton, Somerset, TA1 3AH

- Established Workshop, Retail, Office and Storage use.
- Ground Floor – 1,355 sq ft / 126 sq m.
- First Floor – 1,225 sq ft / 114 sq m.
- Total Accommodation – 2,580 sq ft / 240 sq m.
- New lease available.
- Rent: £11,000 per annum / £916.67 per month.

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LOCATION

6A Alma Street is located on the southern side of Alma Street, close to Taunton's town centre.

Alma Street is a predominately residential street.

J25 of the M5 lies approx. 2.3 miles to the east along A358 and A38.

DESCRIPTION

Accessed via communal frontage timber double gates fronting Alma Street, there is an archway that leads between two neighbouring residential properties. The pathway from the pavement to the gated entrance is suitable for off road parking for one vehicle.

The property comprises of predominately timber and brick constructed ground and first floor workshop accommodation to include an office and a WC facility, under pitched roofs.

Three phase electricity, water and drainage are connected.

ACCOMMODATION – Approximate measurements:

6A Alma Street:		
Ground Floor	1,355 sq ft	126 sq m
First Floor	1,225 sq ft	114 sq m
Total	2,580 sq ft	240 sq m

BUSINESS RATES

The Rateable Value is currently £8,600 per annum. From 1st April 2026 the rateable value will be £10,000. Interested parties should make their own enquiries with the Local Authority to ascertain the rates payable. A change in occupation may trigger an adjustment in the rating assessment.

LEASE TERMS

The property is available to rent via a new lease at an annual rent of £11,000 per annum.

A three month rent deposit is required at the start of the lease. Rent is payable in advance.

VAT

No VAT is payable.

EPC

Rating of D76.

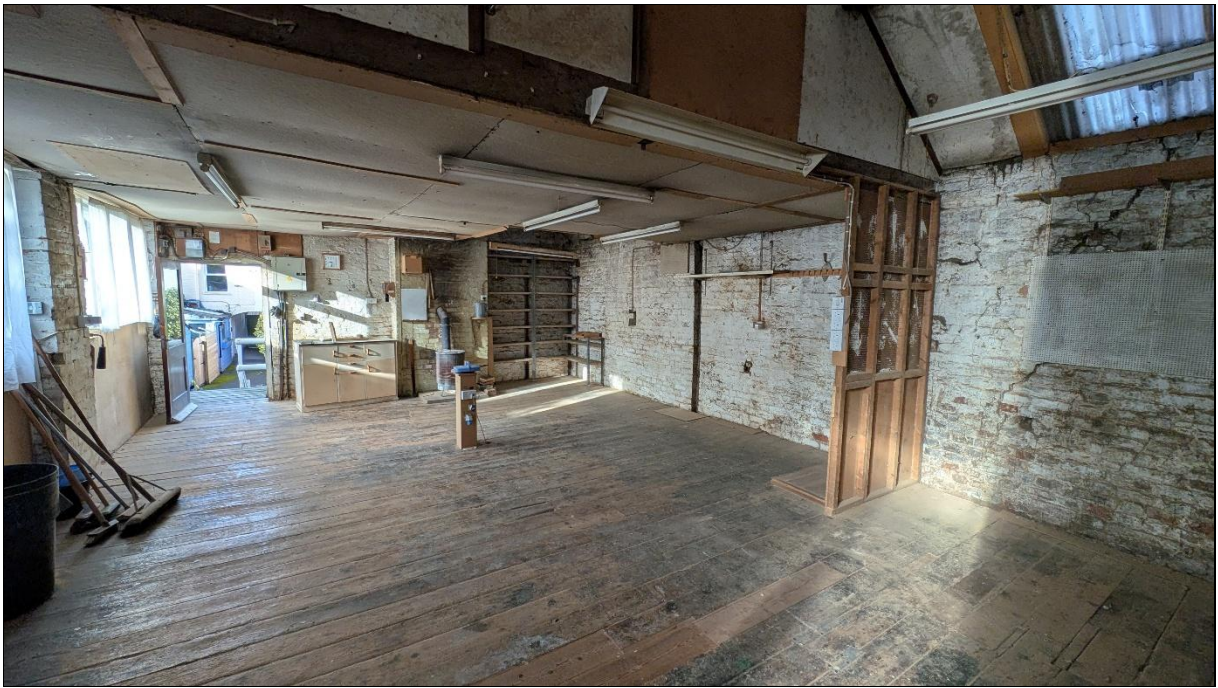
LEGAL COSTS

The tenant will be responsible for a contribution towards the Landlords reasonable legal costs incurred.



Site plan above. Below of a ground floor workshop.





Above of the first floor workshop. Below of the ground floor workshop area.





Ground floor accommodation shown in the photograph above. Below of the first floor accommodation.

