

Temple Chambers
Russell Street
Keighley
BD21 2JT
01535 600097



FOR SALE/TO LET

Prime Town Centre Retail/Showroom/Office Accommodation
Approx. 3,350 sqft (306 sqm)



GUIDE PRICE - £350,000

GUIDE RENT - £37,500 PER ANNUM EXCLUSIVE

- **Superb position within Keighley Town Centre lying close to the Airedale Shopping Centre and all local amenities**
- **Nearby occupiers include Yorkshire Building Society, Subway Food Outlet, Superdrug, Greggs and Wilds Bakery's**
- **Excellent opportunity to acquire a town centre building**
- **The property is available from January 2027**

32 LOW STREET, KEIGHLEY, BD21 3PT

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Location

The property occupies a prominent position within the pedestrianised part of Low Street close to the Airedale Shopping Centre & Keighley Market Hall. Public carparks are nearby.

The immediate surroundings are retail in nature and the Town Centre's amenities including central bus station and railway station are all close by.

Description

The property offers superb retail/showroom accommodation currently occupied and operated by the Halifax Bank. The ground floor offers open plan retail sales area with partitioned offices. To the first floor there is further office accommodation and wc facilities.

Accommodation

Internal

Ground Floor

Open plan sales/showroom area with 3 partitioned offices

1,737 sqft 161 sqm

First Floor

5 private offices, storeroom and wc facilities

1,589 sqft 148 sqm

Rateable Value/Council Tax

We have been informed via the Valuation Office Agency Website that the subject property is entered in the 2026 non domestic rating list as follows:

Description: Bank & Premises
Rateable Value: £28,250
Uniform Business Rate for 2026/2027: £0.432

Planning

We recommend interested parties make their own enquires with regards their specific use to the local planning office on Tel: 01274 434605, email: planning.enquiries@bradford.gov.uk

Terms

The property is available to let for a period of years to be agreed.

Guide Rent

£37,500 per annum exclusive

Guide Price

£350,000

VAT

All prices/rents are quoted exclusive of any VAT liability if applicable.

EPC

<https://find-energy-certificate.service.gov.uk/energy-certificate/8838-9481-9722-0791-2342>

Anti Money Laundering Regulations

In accordance with regulations electronic ID checks will be carried out on purchasers and tenants where required. Confirmation of the funding source will be required.

Application Fee

An application fee of £150 will be payable by the tenant upon submission of their proposal to cover credit checks and referencing where required.

Legal Costs

Each party will be responsible for their own legal cost incurred. In the event of a letting then the ingoing tenant will be responsible for the landlords reasonable legal costs incurred during the preparation of the lease documentation

Further Information

Lisa Throupe 01535 600097/07966 300501
lisa@hayfieldrobinson.co.uk

Justin Robinson – 07966 336617
ejr@hayfieldrobinson.co.uk

www.hayfieldrobinson.co.uk

