

TO LET



Holton Road

Barry, CF63 4UA

BARRY

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MONTHLY RENT

£2,500









THE PROPERTY

Located in the heart of Barry on Holton Road, this exceptional commercial unit offers a standout opportunity for businesses seeking a high-profile location. The property features two large retail floors, providing generous space for a variety of retail or service-based operations. In addition, there are two separate office blocks, ideal for businesses that require both customer-facing and administrative areas.

The building has been fully refurbished throughout, creating a modern and welcoming environment for both staff and visitors. A basement provides additional storage or utility space, while rear parking offers added convenience for employees and customers.

Each unit is available for lease either individually or as part of a whole-building arrangement, offering maximum flexibility to suit different business needs. The asking rent applies to the whole building, with individual unit pricing available upon request and subject to discussion. Tenants will benefit from flexible lease terms, allowing agreements to be tailored accordingly.

This commercial unit is more than just a property—it's a blank canvas for your business vision. With its prime location and versatile layout, it is well positioned to attract strong footfall and elevate your brand presence. For further information or to discuss individual rental terms, please don't hesitate to get in touch.



INSIDE



INSIDE







ACCOMMODATION

SHOP FLOOR

3.91m / 3.18m x 9.53m

REAR LOBBY

3.86m x 3.45m

SECOND LOBBY

3.10m x 1.57m

VAULT

3.63m x 2.13m

STORAGE

0.84m

TOILET 1

1.60m x 1.52m

W/C

0.76m x 1.40m

TOILET 2

0.76m x 1.50m

W/C

0.74m x 1.63m

REAR HALLWAY

0.89m x 2.72m

PORCH

1.55m x 1.50m

HALLWAY

0.84m / 1.73m

KITCHEN

4.78m / 5.16m x 2.97m / 3.30m

TOILET

0.74m x 1.60m

W/C

0.79m x 1.60m

FRONT OFFICE

5.31m x 4.60m

MIDDLE OFFICE

3.53m x 3.05m

TOP FRONT OFFICE

5.26m x 4.67m

TOP MIDDLE OFFICE

2.97m x 3.68m

SHOP FLOOR

4.72m x 5.69m

HALLWAY

3.81m x 1.50m

OFFICE

3.81m x 1.91m

SECOND LOBBY

2.51m x 3.94m

STORAGE

0.81m x 1.14m

WC

0.81m x 2.13m

BACK ROOM

1.98m x 2.13m

HALLWAY

0.81m

STAIRS

0.84m / 1.73m

KITCHEN

5.41m x 2.90m

WC

0.81m x 1.91m

FRONT OFFICE

4.39m x 3.35m / 4.42m

MIDDLE OFFICE

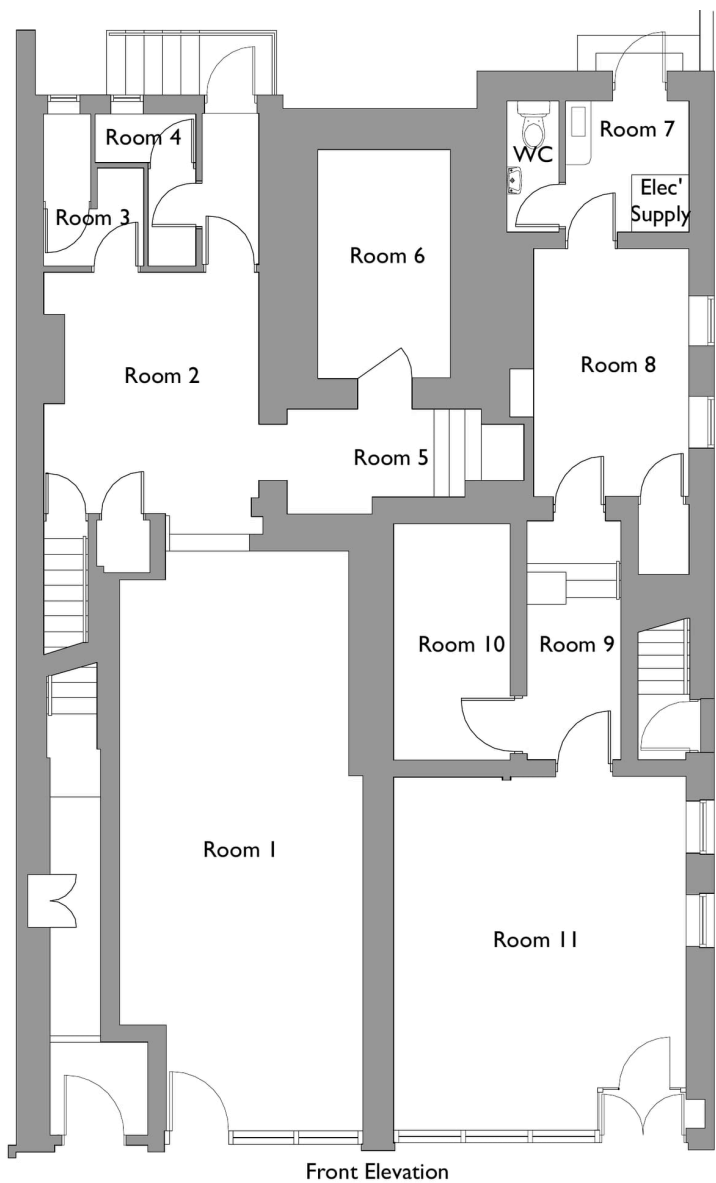
3.94m x 2.87m

TOP OFFICE

4.11m / 2.51m x 7.29m / 4.37m

STORAGE

0.94m x 0.66m



GROUND FLOOR PLAN

Not to scale. Measurements are approximate and for illustration only.

Energy efficiency

*An Energy Performance Certificate is
available on request.*

COME AND SEE IT

Arrange a viewing

Our Barry team can arrange a private viewing, usually within days – call 01446 700222.



Georgia Farr

SALES VALUER AND MARKETING MANAGER

BARRY BRANCH

01446 700222

84 HIGH STREET, BARRY, CF62 7DX



SCAN TO SEE WHAT'S
NEAR YOU

These particulars are a general guide and do not form part of any offer or contract. Measurements are approximate, taken at the widest points, and should not be relied on for carpets or furnishings. We have not tested any services, appliances, fittings or systems. Photographs may have been taken with a wide-angle lens. Council tax band is as advised by the landlord. A holding deposit, a security deposit and other permitted payments may apply; the current schedule is published at jeffreyross.co.uk/docs/lettings-fees.pdf. Client money protection: Client Money Protect, membership CMP001425. Jeffrey Ross, 84 High Street, Barry, CF62 7DX. 01446 700222. The Property Ombudsman, membership D03828. jeffreyross.co.uk

jeffreygross.co.uk

CARDIFF

VALE

CAERPHILLY

BRISTOL



SCAN TO SEE WHAT'S
NEAR YOU