



2 MARKET PLACE, PENZANCE, TR18 2JA

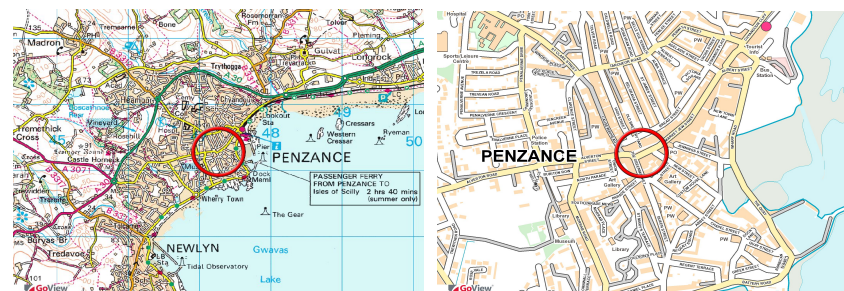
A well presented retail unit comprising roughly 1,000 sq ft on the ground floor, with storage and staff amenity space located over the first and two further upper floors. The ground floor retail benefits from wooden laminate flooring throughout and a recessed entrance with full height display windows to the front.

Penzance is benefitting from significant investment into the high street meaning improved pedestrian access throughout the town centre. Nearby occupiers include a mixture of well known high street names as well as a host of local, independent shops, coffee shops, bars, curiosity and art shops making Penzance an intriguing town centre for shoppers, both locals and tourists.

- **PROMINANT LOCATION IN CENTRAL PENZANCE**
- **RETAIL UNIT OF 1,090 SQ FT (101 SQ M) WITH 1,048 SQ FT OF STORAGE / STAFF AMENITY ON UPPER FLOORS**
- **CAR PARKING AVAILABLE NEARBY**
- **EPC RATING OF "B" 32**

****PRICE REDUCTION TO £170,000****





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We refer you to the government website <https://www.tax.service.gov.uk/view-my-valuation/search> which shows the rateable value from April 2026 will be £23,000.



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