



Location

The store is located in the heart of the city centre, close to Lakeland, Jones, Toni & Guy and Robert Gatward.

Tavern Street is easily accessed via the busy St Laurence Street cut through whilst Butter Market Shopping Centre is directly opposite the rear entrance. This scheme has been subject to major redevelopment and is anchored by Empire Cinema, New Look, TK Maxx, Cosy Club and Wagamama.

Accommodation

Ground Floor	425 sq ft	39.50 sq m
Total	425 sq ft	39.5 sq m

Lease Term

The premises are available by way of a new effectively FRI lease for a term to be agreed.

Rent

£30,000 per annum exclusive.

Contact

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Rates

Rateable Value	To be assessed.
Rates Payable (2016/17)	To be assessed.

Interested parties are advised to make their own enquiries via the Local Authority to confirm this information.

Service Charge

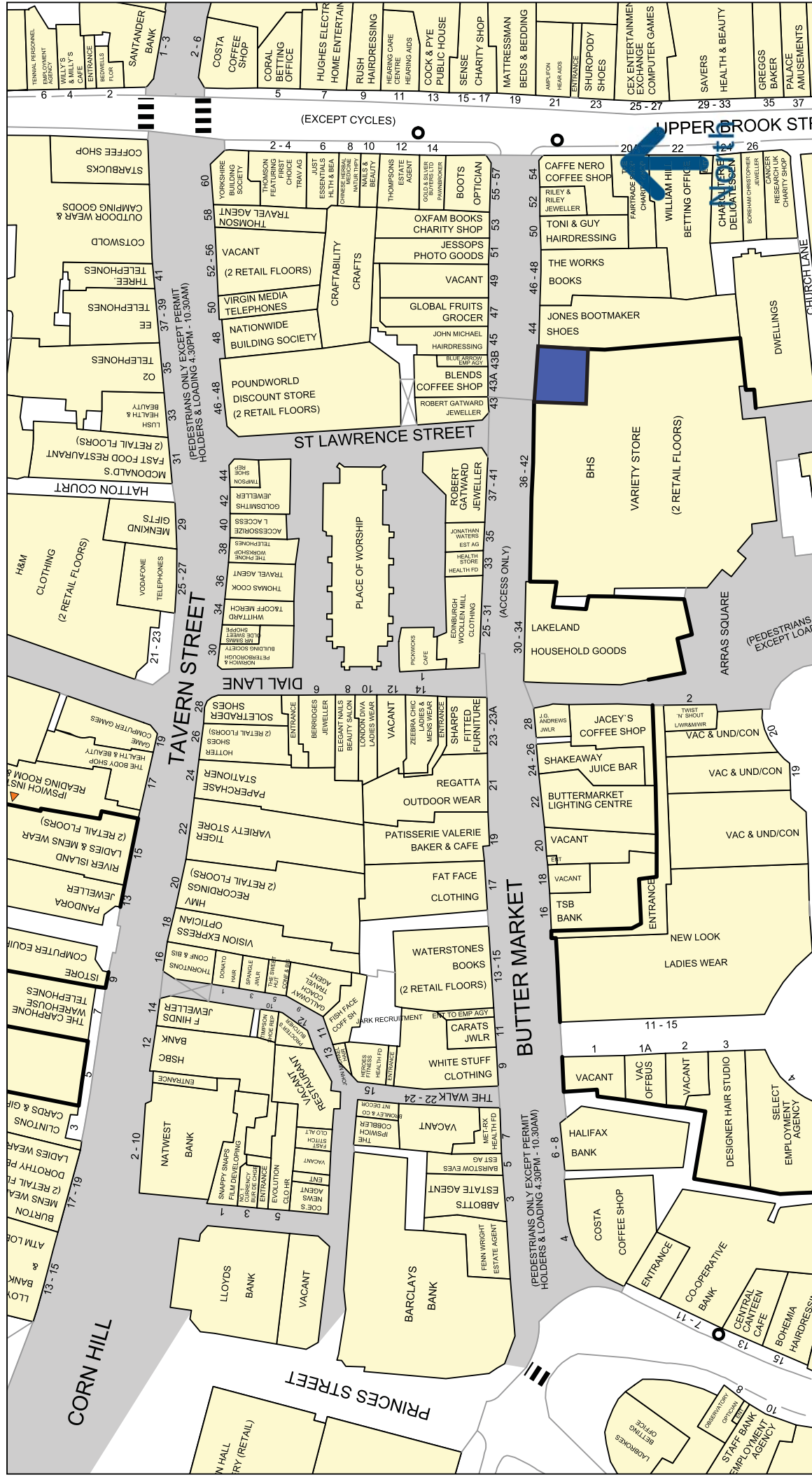
Available upon request.

Energy Performance Certificate

Available upon request.

Costs

Each party is to bear their own legal costs incurred in this transaction.



Experian Goad Plan Created: 09/09/2016
 Created By: Kitchen LaFrenais Morgan

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