

# YORK 14 FEASEGATE



# **Description**

York is a walled city in northeast England that is a popular tourist destination.

The unit occupies a prime location on Feasegate. Retailers in close proximity include Viewpoint Options, Patisserie Valerie, Rush Hair, Sportsdirect, Costa, TK Maxx and Superdrug.

Please refer to the attached copy of the street traders plan for further details.

### **Accommodation**

The premises are arranged over ground, first and second floors comprising the following areas:

 Ground Floor
 633 sq. ft.
 (58.80 sq. m)

 First Floor
 626 sq. ft.
 (58.15 sq. m)

 Second Floor
 287 sq. ft.
 (26.66 sq. m)

### Lease

The premises are available for a term of 3 years with a term certain to Summer 2025.

### Rent

£20,000

per annum exclusive.

### **Business Rates**

We have been informed by the Valuation Office Agency of the following rating information:

**Rateable Value** £39,250 **UBR (23/24)** 0.499p

All parties are to advised to make their own enquires to the relevant authority.

### **EPC**

The property has an EPC rating of E. A full report is available upon request.

### **Legal Costs**

Each party to be responsible for their own legal costs incurred in this transaction.

## Viewing

Strictly by appointment through sole agents, **Green & Partners**, contacting:

Ben Sykes 07572 075103 ben.sykes@greenpartners.co.uk

Matt Beardall 07912 746923 matt.beardall@greenpartners.co.uk

Subject to Contract











