

PRIME SHOP TO LET CHICHESTER 7/8 EAST STREET



Description

The premises are located in a prime position within the pedestrianised East Street close to the junction with The Cross. Nearby occupiers include **Fat Face, River Island, Lush, Mint Velvet, Lloyds Bank, Kuoni, M&S, Next** and **Pandora**.

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, providing the following approximate areas:

Ground Floor	4,302 sq. ft. (399.65 sq. m)
First Floor	4,212 sq. ft. (391.29 sq. m)
Second Floor	522 sq. ft. (48.49 sq. m)

Subject to terms the unit is also capable of subdivision.
Further information is available upon request.

Lease

A new FRI lease for a term of years to be agreed, subject to vacant possession.

Rent

Upon application.

Business Rates

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

Rateable Value	£267,500
UBR (20/21)	0.512p

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

EPC

The property has an EPC rating of D 86. A full report is available upon request.

Legal Costs

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

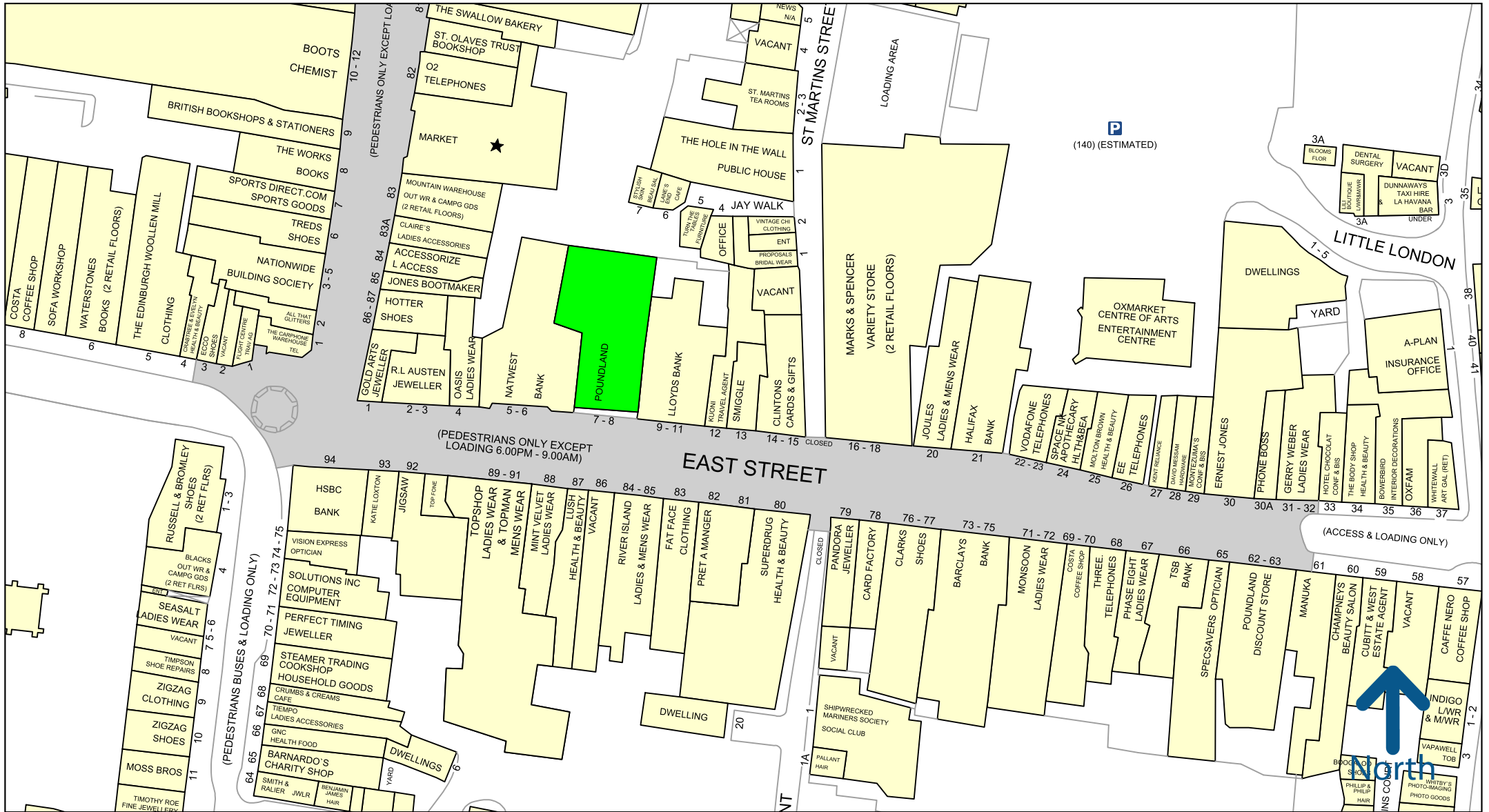
Viewing

Staff are unaware and strictly by appointment through sole agents, **Green & Partners**, contacting:

Matt Beardall 020 7659 4836
matt.beardall@greenpartners.co.uk

Harry Jeffery 020 7659 4837
Harry.Jeffery@greenpartners.co.uk

Subject to Contract



Experian Goad Plan Created: 15/07/2020
Created By: Green and Partners

50 metres

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