## Prime Shopping Centre Unit

## Ground floor sales

## $267.37 \mathrm{~m}^{2}\left(2,878 \mathrm{ft}^{2}\right)$

- Rent $£ 30,000$ per annum
- Service Charge $£ 16,069$ pa
- Insurance £2,846 pa
- Rateable Value (2023) $£ 38,000$
- EPC Available on request
- Lease New lease for a term of years to be agreed

Contact



## Accommodation

| Floor |  |  |
| :--- | :--- | :--- |
| Ground Floor Sales | $267.37 \mathrm{~m}^{2}$ | $2,878 \mathrm{ft}{ }^{2}$ |

## Planning

The current planning use is Class E and can therefore be used for the following uses:- retail shop, financial \& professional services, café or restaurant, office use, clinic, health centre, creche and gym.

## Legal Costs

Each party to be responsible for their own legal fees in connection with the transaction.

## Further Information

For further information or to arrange a viewing please call or click on the emails or website below:


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01/02/2023
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Please click here to read our "Property Misdescriptions Act". E\&OE.

