

## Prime shopping centre, white boxed retail unit to let

126m<sup>2</sup>  
(1,356ft<sup>2</sup>)

- Prime unit within the centre
- White boxed internal condition - ready to be fitted out
- Shopping Centre anchored by B&M, Co-op Food, Iceland Food Warehouse & QD stores
- Over 300 free car parking spaces
- 30,000 catchment in Orton
- **Rent:** £20,000 pa
- **Service charge:** £4,547 pa (approx.)
- **Buildings insurance:** £pa (approx.)



**TO LET**



Location



Gallery



Contact



Location

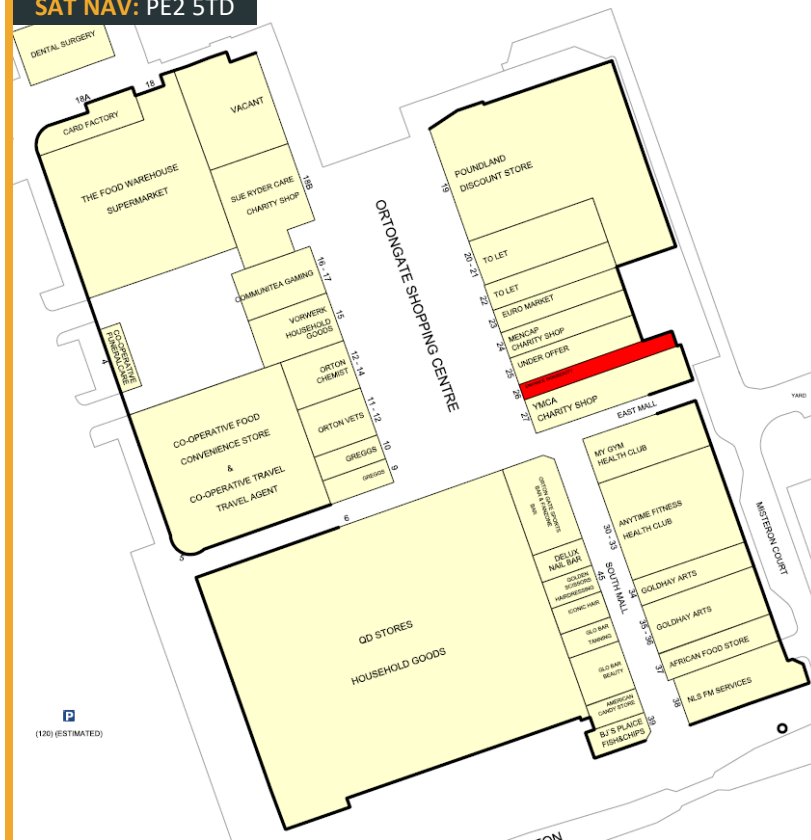


Gallery



Contact

### SAT NAV: PE2 5TD



## Business Rates

We understand from the Valuation Office Agency that the property is assessed as follows:

Rateable Value (RV): £11,500

UBR Multiplier: 49.9p

The latest Government retail relief gives qualifying retail, hospitality and leisure businesses a discount of 40% on the rates payable until 31/03/2026 (up to a total saving of £110,000 per business). This information is for guidance only and all parties should check themselves with the local billing authority.

## Planning

We understand the current planning use is **Class E** and therefore suitable for retail and leisure uses. Interested parties should satisfy their own queries with the local planning authority.

## EPC

Available on request.

## VAT

VAT is applicable at the prevailing rate.

## Further Information

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

**Oliver Marshall**

07887 787 885

oliver@fhp.co.uk

**Dom Alston**

07890 568 077

dom.alston@fhp.co.uk

**Fisher Hargreaves Proctor Ltd.**

10 Oxford Street,  
Nottingham,  
NG1 5BG

**fhp.co.uk**

05/03/2025



Please [click here](#) to read our "Property Misdescriptions Act". E&OE.