



Unit 51, Petergate Mall

Bradford

Rent

£100,000 per annum exclusive.

VAT

All figures are quoted exclusive of VAT, if applicable.

Accommodation

Approximate net internal areas:

Ground Floor 1,424 sq ft 132.29 sq m

Total: 1,424 sq ft 132.29 sq m

(Interested parties are advised to verify these areas on site by prior appointment)

Incentives

Substantial incentives available subject to covenant strength

Service Charge

£13,844 per annum

PRIME LEASE FOR SALE

Property Highlights

- Incentives available
- Prime location
- Excellent condition

Location

Located on the ground mall with nearby retailers including The Body Shop, Swarovski, JD Sports, Pandora and close to Debenhams.

Description

The property comprises a prime retail unit with sales accommodation on ground floor.

Tenure

The property is available by way of an assignment of the existing lease expiring 23 June 2025, with a rent review in June 2020. Sublease and temporary opportunities considered.

Viewing: Staff are unaware of the pending disposal; therefore, viewing is strictly by prior appointment through sole agents Newmark:

Subject to contract.

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Business Rates

Rateable Value		£91,000
Rates Payable	(19/20)	£45,864
Rateable Value		£48,000
Rates Payable	(23/24)	£23,952

Interested parties should make their own enquiries with Bradford Council (01274 432 111).

Location Map



EPC

The EPC rating for the premise is B-48. Full Energy Performance Certificate available upon request.

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