

Prime retail unit on Bridlesmith Gate to let

Ground Floor Sales
185.06m² (1,992ft²)

- Former Jack Wills
- Prime position on Bridlesmith Gate
- Character property
- Use Class E
- Quoting rent £80,000 per annum
- Nearby occupiers include Ted Baker, Fat Face, Molton Brown, Goldsmiths, Flannels, Hugo Boss and Fred Perry



TO LET



Location



Gallery



Contact



Location

The property is located in the heart of Nottingham city centre on the main fashion pitch of Bridlesmith Gate. Bridlesmith Gate is home to a number of aspirational retailers including Ted Baker, Flannels, Hugo Boss, Joules, Fat Face and Relic x Hooked.

The property is situated close to the Bridlesmith Gate junction of St Peters Gate providing good footfall throughout the day.

Accommodation

The property comprises accommodation over ground floor only and provides the following areas:-

Floor	m ²	ft ²
Ground Floor Sales	185.06	1,992

Planning

It is understood the property falls within **Use 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.





Lease Terms

The property is available by way of a new effective full repairing and insuring lease for a term of years to be agreed.

Rent

The property is available at a quoting rent of:-

£80,000 per annum exclusive

Business Rates

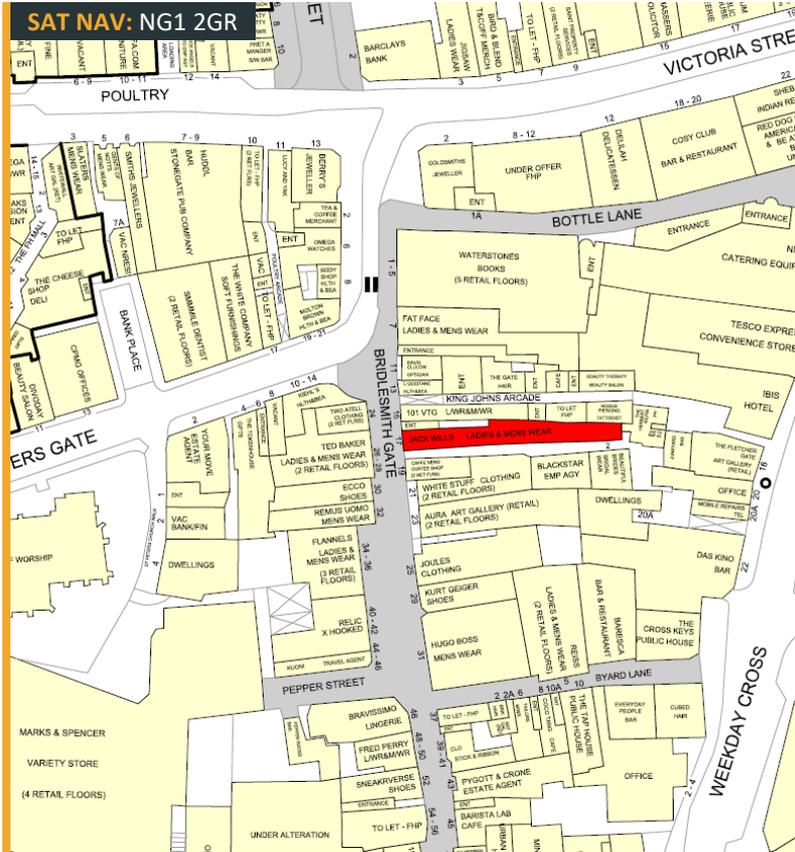
The Rateable Value will require reassessment on occupation based on it being ground floor only.

The latest Government retail relief gives **qualifying retail, hospitality and leisure businesses a discount of 75% on the rates payable from 1/04/2023 to 31/03/2024** (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.

VAT

VAT is applicable at the prevailing rate.



EPC

A copy of the EPC is available on request.

Legal Costs

Each party are to bear their own legal costs incurred.

Further Information

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

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08/02/2023

Please click here to read our "Property Misdescriptions Act". E&OE.