

Retail unit in busy shopping centre

Ground floor sales
85.75m² (923ft²)

- Located in the heart of St Marks Place Shopping Centre
- Prominent position adjacent to Poundland and Card Factory
- Secured via a roller shutter door
- Retailers in the vicinity include Wilko, Claire's Accessories and New Look
- Suitable for a variety of uses (STP)
- Rent £20,000 per annum

Available on short
term flexible
options



TO LET



Location



Gallery



Contact



Location

Newark is an affluent market and commuter town in Nottinghamshire, which benefits from a vibrant mix of national multiple retailers and regional independent retailers.

St Mark's Shopping Centre is situated adjacent to Stodman Street and the Market Place and benefits from the town's principal car park, which provides 570 spaces.

The premises occupy a prominent location, adjacent to Poundland and opposite Clarks and Claire's Accessories. Other nearby retailers include; Wilko, New Look, Millets, Costa Coffee, Game and Card Factory.

Planning

We understand the property has planning consent for **Use Class E** which is suitable for: Retail Shop, Financial & Professional Services, Clinic, Office, Gym, Café/Restaurant or Creche.

This information is for guidance only and all parties should check themselves with the local planning authority.





Accommodation

The property is arranged over ground floor and extends to the following approximate areas:

Floor	m ²	ft ²
Ground Floor Sales	85.75	923

Lease Terms

The property is available for a term of years to be agreed on an effective full repairing and insuring lease.

Rent

The property is available at a rent of:-

£20,000 per annum

Business Rates

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

Shop & Premises

Rateable Value (2023): £14,500

The latest Government retail relief gives qualifying retail, hospitality and leisure businesses a discount of 75% on the rates payable until from 01/04/2023 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.



EPC

The premises has been rated within Band C. A copy of the certificate is available on request.

Service Charge

The annual service charge figure is available on request

Legal Costs

Each party is to be responsible for their own legal costs incurred in connection with this 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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Please click [here](#) to read our "Property Misdescriptions Act". E&OE.