



JOHNSON FELLOWS

CHARTERED SURVEYORS

Rishton, Blackburn, 5 High Street, BB1 4JZ

Retail Premises – Leasehold



LOCATION

The property is situated to the south side of High Street, close to the junction with Henry Street in the centre of Rishton town centre. Junction 7 of the M65 Motorway is approximately 1 mile to the east via A678 Blackburn Road.

DESCRIPTION

The property is a ground floor retail unit with glazed shopfront to the High Street. Kitchen and toilet facilities are provided.

ACCOMMODATION

Ground Floor Net Internal Area 64.50 sq m 694 sq ft

RENT

Current passing rent - £5,200 per annum.

TENURE

The property is available by way of a lease assignment or sub-lease to July 2034.

RATES

Rateable Value £3,350

PLANNING

The ingoing tenant should confirm their proposed use is permitted with the local planning authority.

EPC

The EPC is available on request.

LEGAL COSTS

The ingoing tenant will be responsible for the landlord's reasonable legal costs.

TIMING

The property is available immediately upon completion of legal formalities.

VIEWING

All viewings by prior appointment through this office. Contact Caren Ryan on 0121 643 9337

CONTACT

Richard Bache

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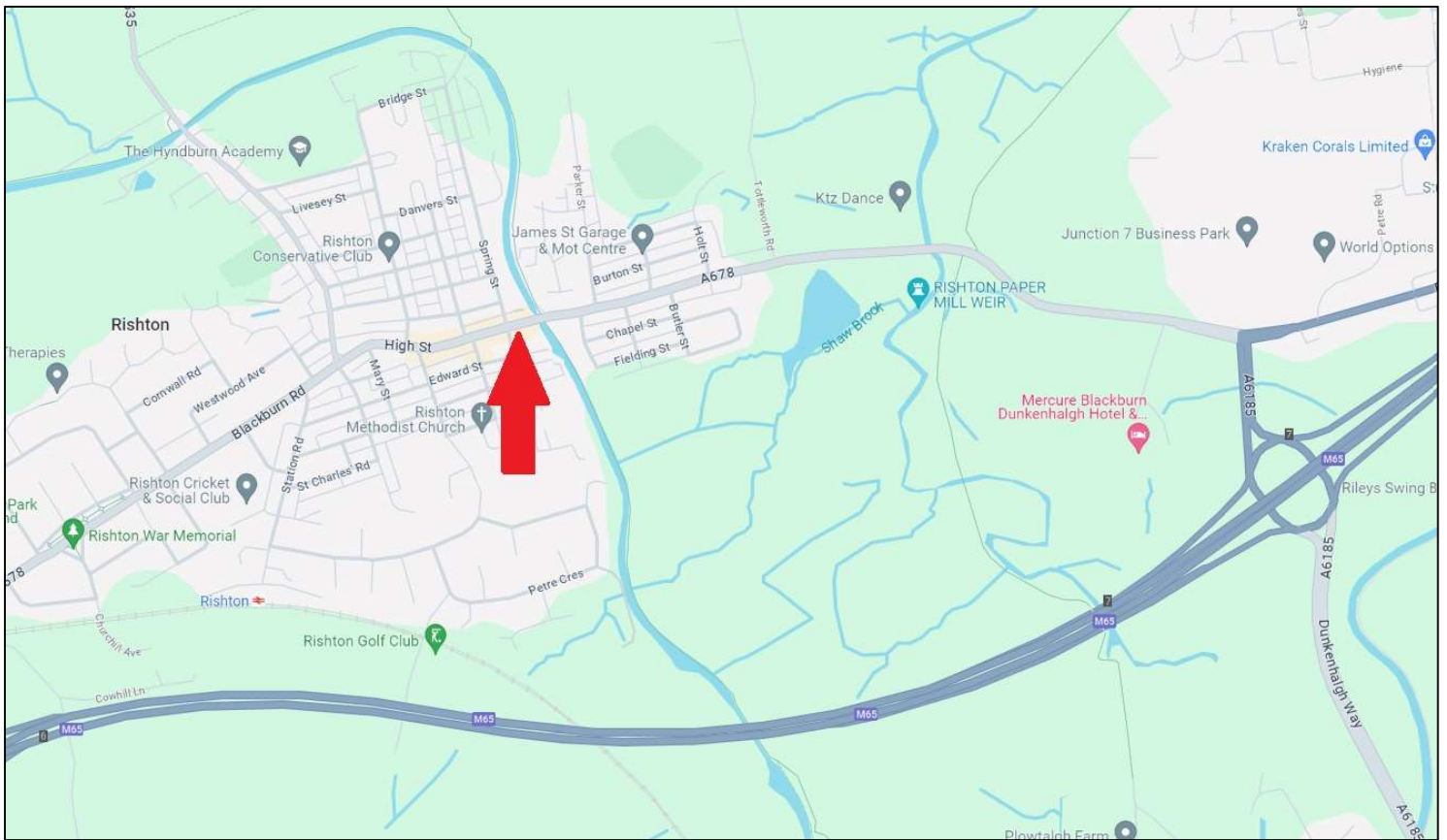


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