

TO LET

9 Bridge Street
Stafford
ST16 2HL

£20,000 per year
2012.85 sqft / 187.00 sqm
Retail



Self-contained, ground floor retail unit with first floor offices.

26 High Street
Kings Heath
Birmingham
B14 7JT

Tel:
0121 441 3040
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0121 444 8626

Regulated by RICS

Accommodation

Ground floor retail unit with first floor offices on Bridge Street in Stafford town centre.

Bridge Street is a busy and improving part of Stafford town centre with a range of occupiers including hot food takeaways, amusement arcade, 'Wetherspoons', 'Subway' and 'La Casa' wine bar. On the opposite side of Bridge Street a new retail development has been completed including M&S together with a multi-storey car park. A new multiplex cinema is also close to completion.

Terms

The property is available to let on new lease for a term of three years or multiple thereof, on a tenants internal repairing and insuring basis. A longer term may also be considered.

Rent: £20,000 per annum exclusive of business rates, VAT and other outgoings.

Rateable value

There are currently two assessments:-

Ground floor - RV £11,500 with effect 1 April 2017.

Rear ground/first floor - RV £4,900 with effect 1 April 2017.

Services

All mains services are connected including gas central heating.

Planning

The property is considered suitable for either retail or office use subject to any necessary planning/other consents.

Viewings

Strictly by prior appointment with the sole agent Chivers Commercial. Please contact 01785 223913
pburnett@chiverscommercial.co.uk

Costs

Each party to be responsible for their own legal/other costs in documentation.

VAT

All figures quoted are exclusive of VAT which will be added as required.

Misdescription act

CONDITIONS UNDER WHICH THESE PARTICULARS ARE ISSUED:

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