

18c KINGSLAND CENTRE, DALSTON E8



SHOP PREMISES TO LET – FLEXIBLE TERM

18c KINGSLAND, DALSTON E8

LOCATION

Dalston is a fashionable east London area situated north of Shoreditch and approximately 1 mile from Hackney Central.

The Kingsland Centre is situated opposite Kingsland Overground station and the new Marks & Spencer store and adjacent to the popular Ridley Road Market. The Kingsland provides the prime covered shopping, anchored by J Sainsbury's store and Matalan. Other occupiers include Iceland, Superdrug, Specsavers and JD.

DESCRIPTION

The premises comprise a prominent corner unit arranged on ground floor only, providing the following approximate floor areas:

Internal Width (front)	19ft 6 inches	6.02m
Shop Depth	55ft 6 inches	16.92m
Ground Floor Sales	1,120sqft	104sqm

LEASE

The premises are available on a new 10 or 15 year effectively full repairing and insuring lease. Alternatively, will consider Short term occupation on a flexible lease.

RENT

£45,000 per annum exclusive.

RATES

Rateable Value 2018/19	£73,000
Rates Payable 2018/19	£35,989

Interested parties to make their own enquires with the local authority.

SERVICE CHARGE

£10,506 per annum.
Short term leases will be inclusive of service charge.

VIEWING

Viewings to be made strictly through JP Retail:
Tel: 020 7039 0130 - James@jpretail.co.uk or Sian@jpretail.co.uk

