

Thomas : Stevenson

To Let

BY ASSIGNMENT

THE APPLGARTH

REAR OF 214 HIGH STREET, NORTHALLERTON



Location

The subject property occupies a very prominent location fronting the Principal Car Park in Northallerton. This Car Park provides access to the High Street via Morrisons Barkers and Barkers Arcade. The unit has frontage to the car park and is easily accessible for car borne customers or pedestrians.

Description

The building is a new build unit providing Ground Floor Sales accommodation and some staff and storage facilities. The building has been fitted out to a high standard as a clothing retail outlet. The building is suitable for a wide variety of users and could be suitable for showroom or restaurant and takeaway use subject to planning consent.

Accommodation

The building provides the following principal areas.

Sales Area: 1940 sq ft (180.23 sq m)
Storage Area: 303 sq ft (28.15 sq m)

Tenure

The premises are held on a 15 year lease from October 2006 at a current rental of £25,000 per annum. The lease is on a full repairing and insuring basis subject to 5 yearly rent reviews.

Rating assessment

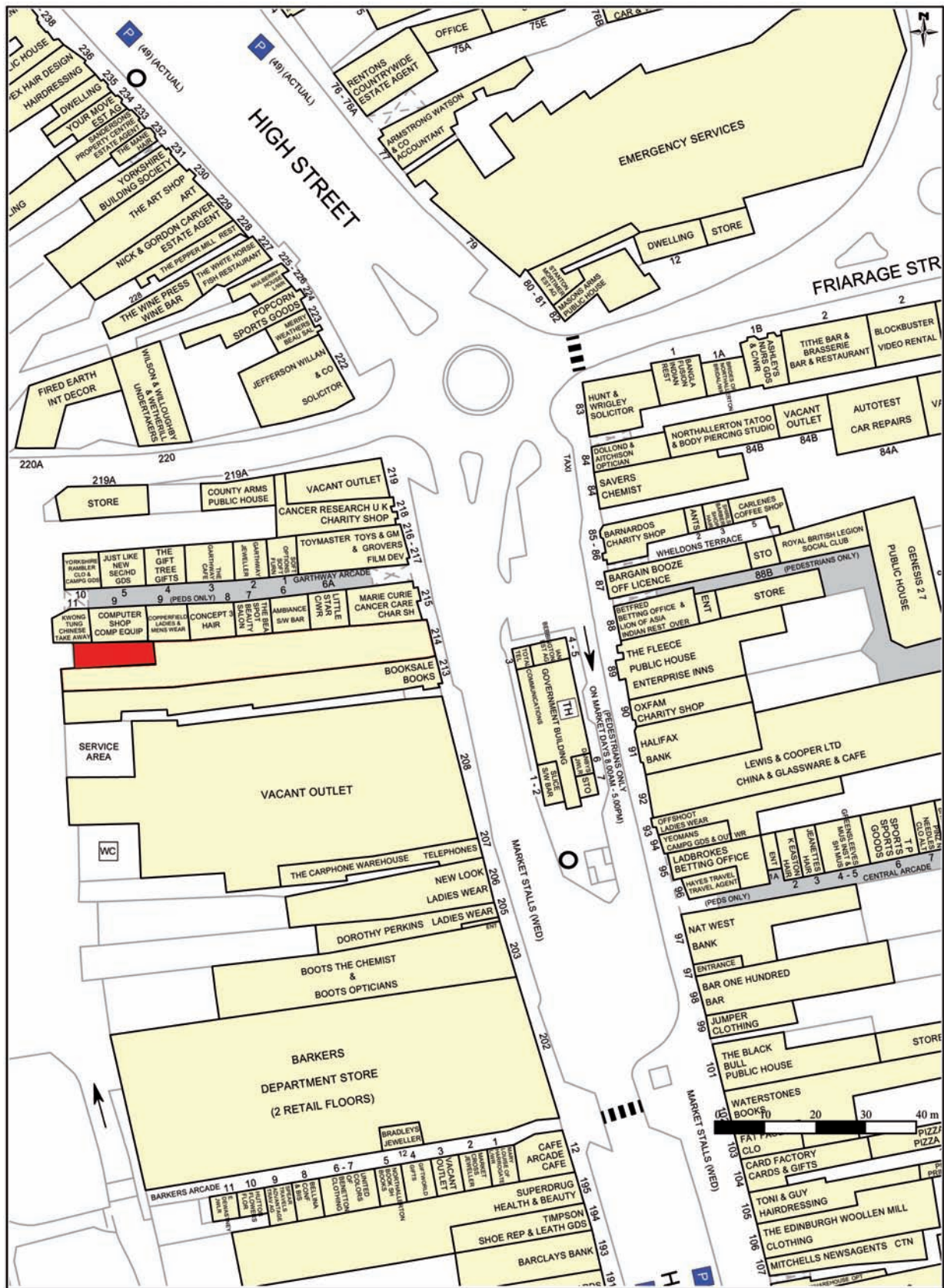
The premises have been assessed as follows:
Showroom and Premises Rateable Value: £23,500

Availability

The premises are confidentially available by way of assignment of the existing lease. The landlord has confirmed that other uses will be considered.

Viewing

Strictly by appointment through sole agents due to the confidential nature of the disposal.



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