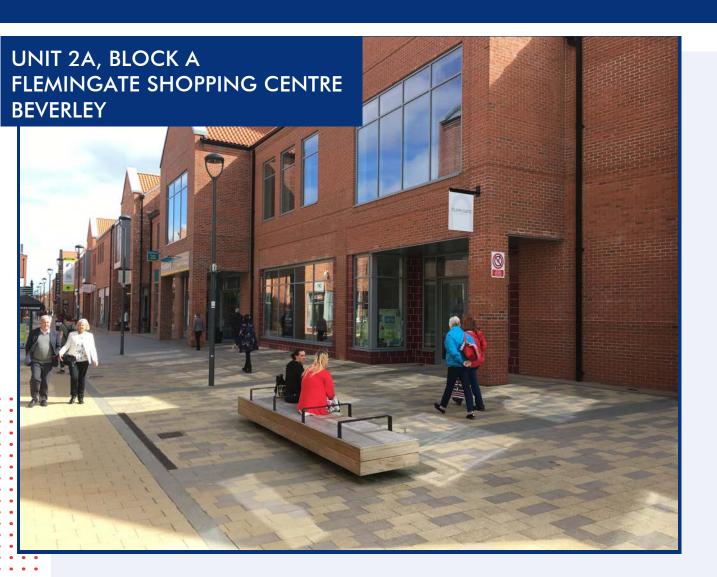
FAWLEY-WATSON-BOOTH RETAIL & COMMERCIAL PROPERTY CONSULTANTS



LOCATION

Beverley is an affluent market town within the heart of East Yorkshire and lies approximately 22 miles north west of Hull 35 miles east of York.

Flemingate is a major town centre mixed use development including 125,000 sq ft of new retail accommodation with a strong tenant line up including **H&M**, **Debenhams**, **River Island** and **Top Shop** which sit alongside a new 6 screen cinema, restaurants and East Yorkshire College Campus.

The subject property is adjacent **Poundland** with nearby national occupiers including **Starbucks**, **Peacocks**, **River Island**, **Card Factory** and **Costa**.

ACCOMMODATION

The property is arranged over ground floor only with the following approximate area:

Ground Floor Sales 371 m² 4,000 sq ft

RENT

On application.

LEASE TERMS

The premises are available by way of a new effectively full repairing and insuring lease for a term of years to be agreed, subject to upward only rent reviews on expiry of each 5th year of the term.



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UNIT 2A, BLOCK A FLEMINGATE SHOPPING CENTRE BEVERLEY

RATES

To be assessed.

Interested parties are advised to make their own enquiries to the Local Rating Authority

LEGAL COSTS

Each party will be responsible for their own legal and professional costs incurred in the transaction.

VIEWING

Strictly by appointment with agents Fawley Watson Booth contact Michael Fawley or Julie Fawley 0113 234 7900 or e-mail Michael@fawleywatsonbooth.com or julie@fawleywatsonbooth.com. Alternatively contact our joint agents McMullen Wilson on - 0203 058 0200

ALL FIGURES ARE QUOTED EXCLUSIVE OF VAT SUBJECT TO CONTRACT

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