

WAKEFIELD

Unit G19, Trinity Walk

PRIME RETAIL UNIT TO LET



Location

Trinity Walk Shopping Centre is located in the heart of Wakefield town centre providing approximately 500,000 sq ft. The centre is anchored by Debenhams and Sainsbury's and benefits from a 1,000 space secure car park. tenants include H&M, New Look, Next, USC, Topshop/Topman, Next, Argos and River Island.

The subject unit is located adjacent to **New Look** whilst being close to **Next** and **Debenhams**.

Rent

£175,000 per annum exclusive.

Tenure

The property is available on a new effective full repairing and insuring lease.

Service Charge

The on account service charge for the current year is £32,913.

Accommodation

The property is arranged over ground and first floors providing the following approximate areas:

Ground Floor	4,472 sq ft	415.46 sq m
First Floor	3,520 sq ft	327.02 sq m

Rates

We have been informed that the premises are to be re-assessed following development.

(Interested parties are advised to make enquiries with the Local Authority)

Legal Costs

Each party to be responsible for their own legal and professional costs incurred in this transaction.

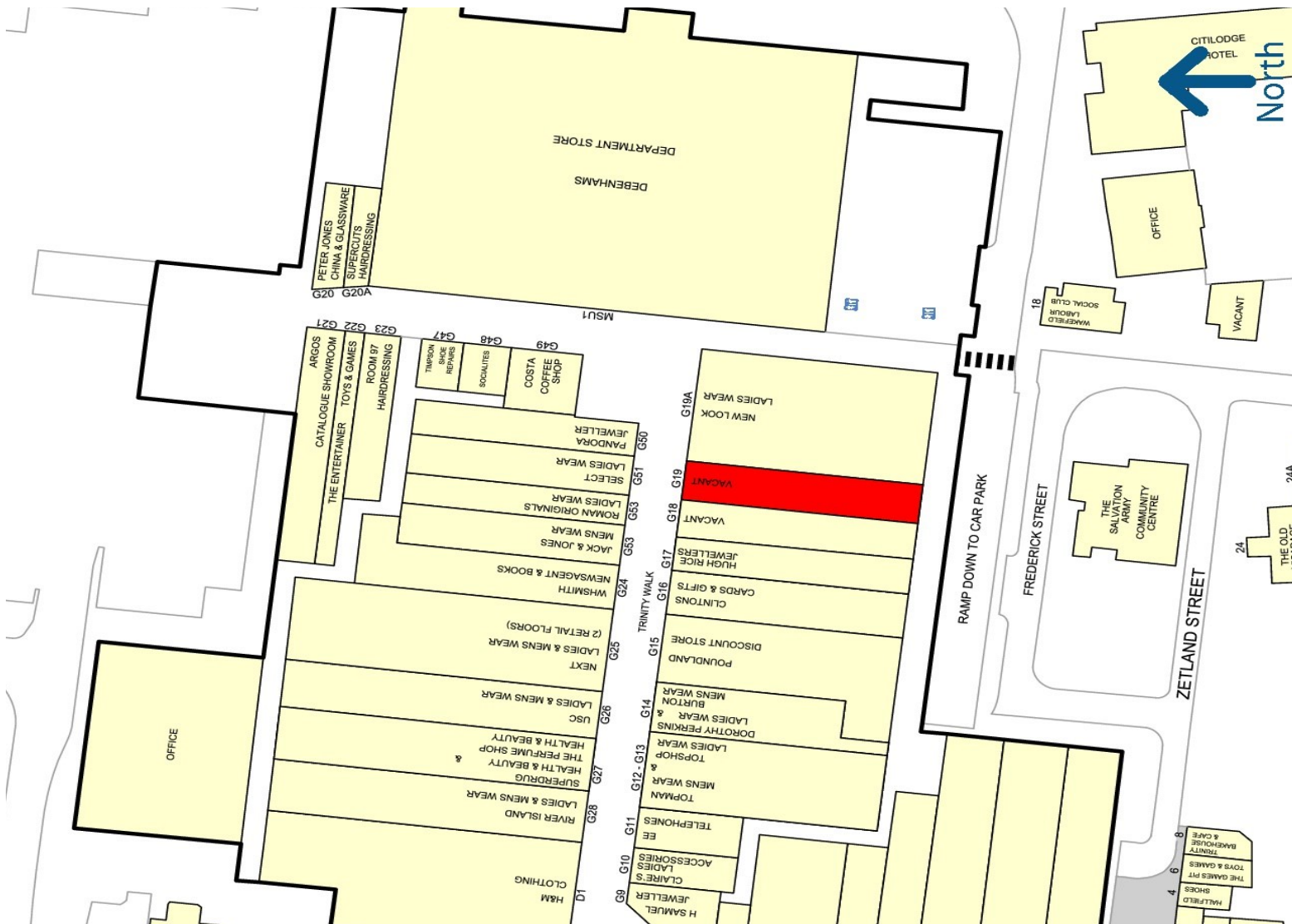
EPC

Available on request.

SAVILLS LEEDS

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Viewing & Further Information
Strictly by prior arrangement only with:

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