



Freehold For Sale

Former RBS Bank

34 King Street, Belper, DE56 1PS

For further information
please contact:

Guy Sankey
0121 609 8588
guy.sankey@gva.co.uk

Netta Spafford
0121 609 8249
netta.spafford@gva.co.uk



Location

Belper is a town located in Derbyshire in close proximity to the Peak District, is 8 miles north of Derby and is in the valley of the River Derwent. The town had a population of 20,548.

The property occupies a prominent position on the pedestrianized King Street nearby retailers include **Boots, Poundland, Costa Coffee, Iceland and Holland & Barrett.**

Description

The property comprises a ground floor retail unit with first and basement ancillary.

Price

Offers invited in the region of £225,000.

Accommodation

Ground Floor	1,077 sq ft	100.03 sq m
Basement	539 sq ft	50.07 sq m
First Floor	875 sq ft	81.26 sq m
Total	2,490 sq ft	231.36 sq m

Business rates

The property is assessed for rates as follows:

Rateable value: £23,250
Rate in £ (2018/19): 48.0p
Rates Payable: £11,160

Interested parties should make their own enquiries with the Local Authority to verify this information.

Planning

The property currently has the benefit of A2 (Financial Services) planning consent but is suitable for A3 (Cafes & Restaurants) & A4 (Drinking Establishments) uses STPP.

Legal costs

Each party is to be responsible for their own legal costs incurred in the transaction.

EPC

E 107. The EPC certificate is available on request.

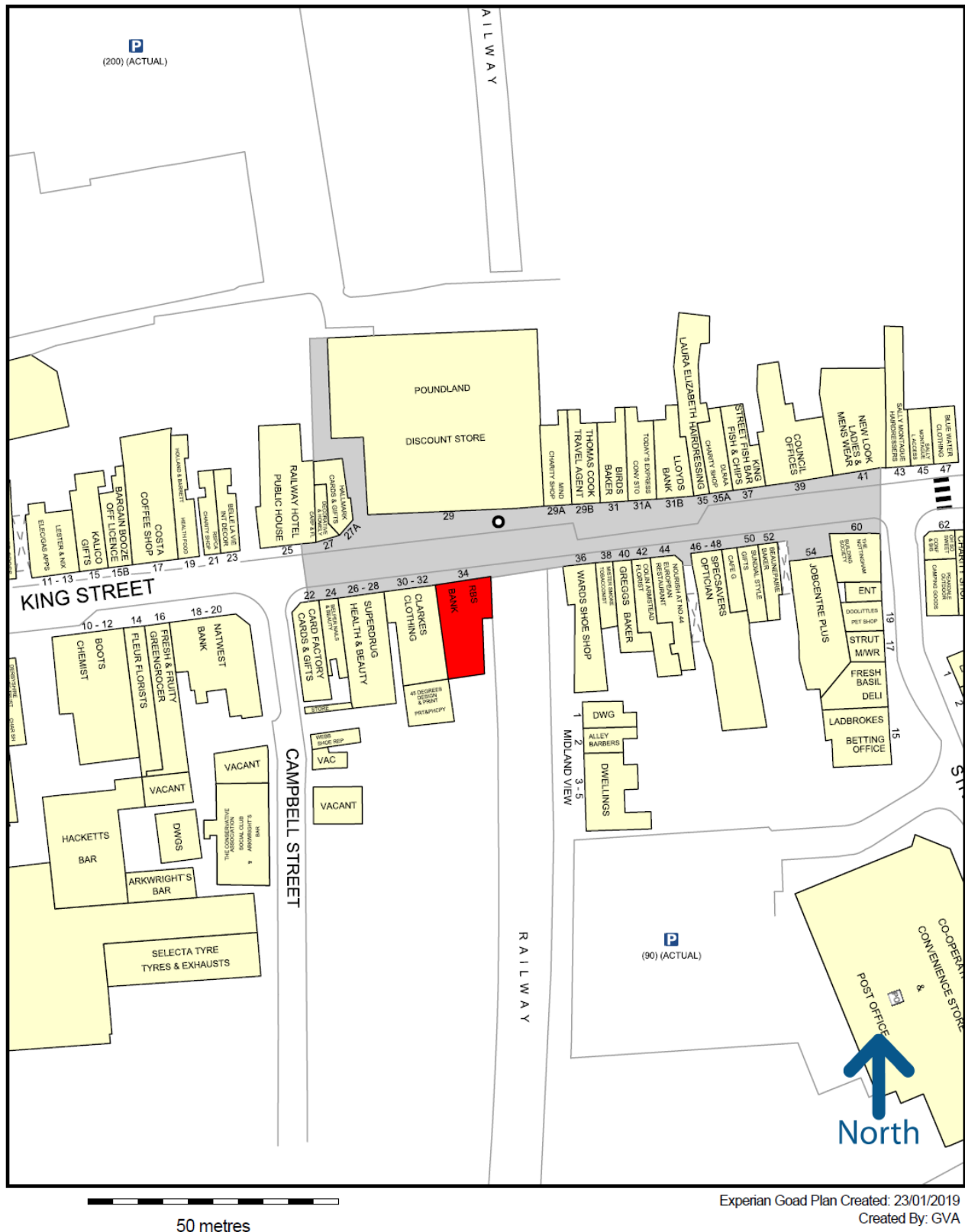
VAT

VAT if applicable will be charged at the standard rate.

Viewing

Strictly by prior appointment with the sole agents.

0121 236 8236
gva.co.uk/14561



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GVA

3 Brindleyplace, Birmingham B1 2JB

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