

To Let

Retail

Retail Unit

Unit 32, 13 St Martin's Square, Leicester, LE1 5DF



Location

St Martin's Shopping Centre is an open scheme of independent and eclectic retailers within the heart of The Lanes. Nearby occupiers include The Original Cookware Company, Panasonic, Pizza Express, Polly's and Just Fair Trade.

Description

The premises comprise a ground floor retail unit with rear servicing.

VAT

All prices, premiums and rents etc. are quoted exclusive of VAT at the prevailing rate.

Legal Costs

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

Accommodation

Using measurements taken on site the property extends to the following Net Internal Area:

Dimensions	M	F
Internal Width	5.46	17'11
Floor Area	Sq M	Sq Ft
Ground Floor	75.6	814

Business Rates

The property is currently assessed as 'Shop & Premises' with the following rateable value:
2010 Rateable Value - £20,500
Rates Payable 13/14 - £9,655.50

Terms

The property is available by way of a new lease for a term of years to be agreed.

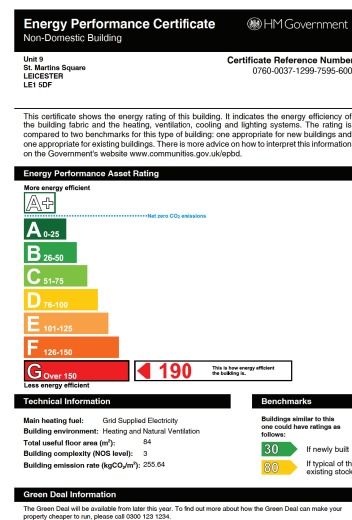
Rent

£17,500 per annum exclusive.

Planning

The property benefits from A1 (Shops) consent.

EPC



Viewing and Further Information

Viewing strictly by prior appointment with the joint agents:

Martin Herbert

Space

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Mike Smith

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LEICESTER



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50 metres

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