

# HILLSBOROUGH

## Unit 18, Hillsborough Exchange

### RETAIL UNIT TO LET



#### Location

Hillsborough Exchange Shopping Centre provides the primary retailing offer in the town centre. The centre is made up of 80,000 sq ft of rental accommodation supplying a footfall of 100,000 per week.

Unit 18 is located adjacent Card Factory and opposite Wilko and The Works on the parade accessed from the Bradfield Road entrance to the scheme.

#### Rent

£15,000 per annum exclusive.

#### Tenure

The property is available by way of a new effective full repairing and insuring lease.

#### Accommodation

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

Ground Floor :	580 sq ft	53.9 sq m
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#### Rates

We have been verbally informed by the Local Authority that the premises are assessed for rating purposes as follows:

Rateable Value	£14,250.00
Rates Payable (2019/20)	£ 6,996.75

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

#### Service charge

The service charge for 2019 is £5,442.78 per annum.

#### 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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3 Wellington Place  
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**savills**



**Viewing & Further Information**  
Strictly by prior arrangement only with:

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