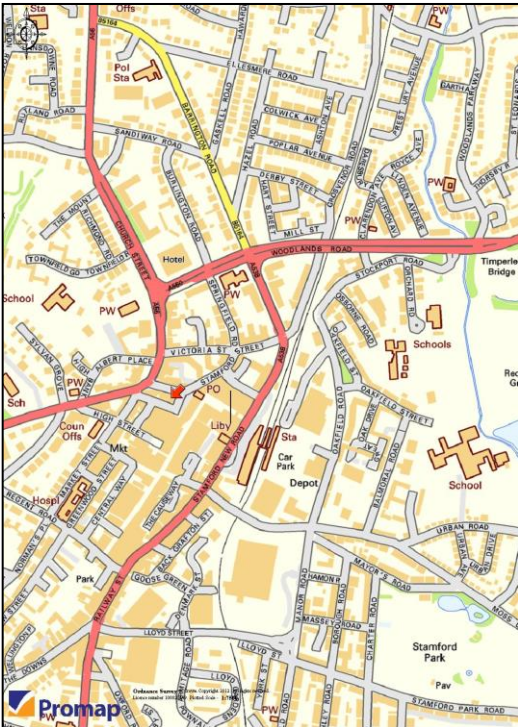


TO LET
LEISURE /
RETAIL UNITS



KINGS COURT, RAILWAY STREET, ALTRINCHAM



LOCATION

Kings Court occupies a prominent position fronting Railway Street, in Altrincham Town Centre. The new Altrincham hospital is opposite and Regent Road car park is situated directly behind this characterful development.

DESCRIPTION

Kings Court is an attractive office and leisure development arranged around a picturesque courtyard, which provides a mixture tenants, including café, Pub, and a bar. The landlord has heavily invested in the courtyard and frontages of the retail units.

The available units comprise a lock-up shop with small ancillary storage.

Rear of 38 Railway Street	221 SQ FT	£7,500pax
Unit 6	665 SQ FT	£12,000pax

TERMS

The premises are available by way of a new lease drawn on Full Repairing & Insuring lease for a term of years to be negotiated.

RATES & SERVICE CHARGE

Under the terms of the lease, the tenant will be responsible for the payment of rates and a service charge to contribute towards the landlord's costs of insurance, maintenance and repairs to the building.

LEGAL COSTS

Each party will be responsible for the payment of their own legal costs incurred in the transaction.

VAT

Rentals and outgoings are quoted exclusive of, but may be liable for VAT.

VIEWING

By appointment with Regional Property Solutions – 0161 927 7824

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