

Shop to let.

Sutton, Unit 2.14 St Nicholas.

SM1 1AX.



Debenhams, Primark & Next.

63 shops.

750 space shopper car park.

Contact.

Phil Fishwick

phil.fishwick@gcw.co.uk
020 7647 4819

Philippe Micheal

philippe.micheal@gcw.co.uk
020 7647 4815

Location.

St Nicholas Shopping Centre is the main retail destination within Sutton, providing approximately 370,000 sq ft of retail accommodation.

The centre is anchored by **Debenhams** and **Primark** with other key retailers including **Next**, **New Look**, **Sports Direct**, **Goldsmiths**, **Deichmann** and **Empire Cinema**. Recent new additions include **Pandora** and a **Toy Barnhaus** upsize.

The unit is adjacent to **New Look** with nearby retailers including **Next** and **Debenhams**.

Accommodation.

Net internal floor areas:-

Ground Floor Sales	131.54 sq m	1,416 sq ft
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Rent.

£27,500pax.

Business Rates.

Rateable Value £25,000

UBR (2020/21) 49.9p

A 12-month business rates holiday for all 'eligible' retail and leisure businesses will be applicable from 1st April 2020. For enquiries and to verify this, please contact the local authority on 020 8770 5000.

Lease Terms.

A new lease for a term to be agreed, subject to 5 yearly upward only reviews.

Service Charge.

A service charge of £15,448 per annum is payable on this property.

Energy Performance Certificate.

Band G. Report available on request.

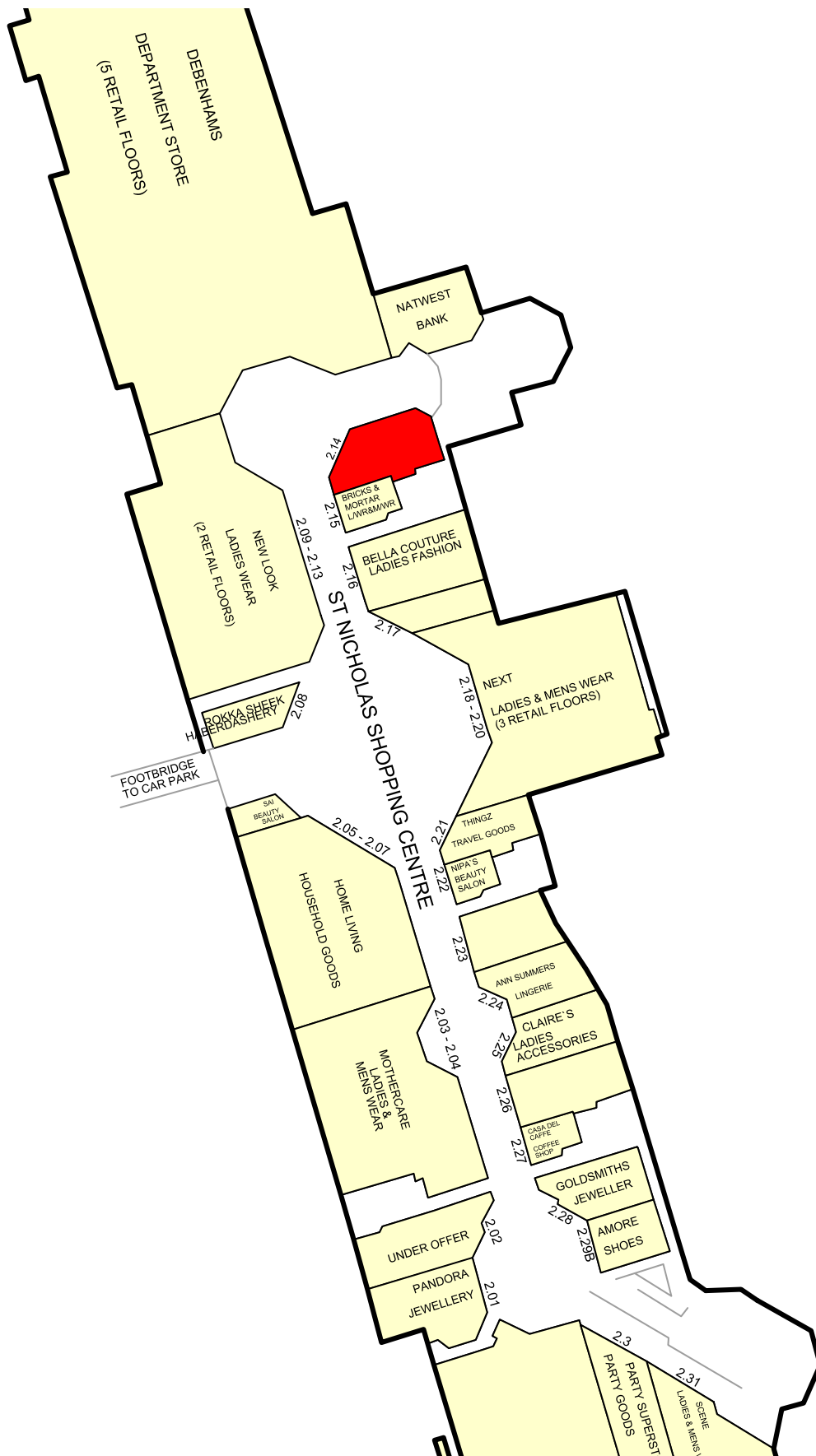
Legal Costs.

Each party to be responsible for their own costs.

Subject to Contract.

April 2020

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