

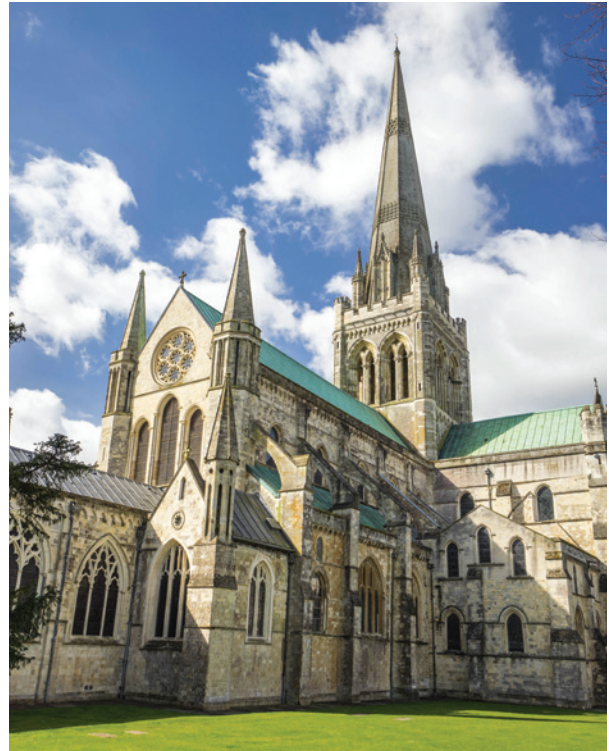
58

EAST ST.

CHICHESTER



2,086 SQ FT (193.79 SQ M)
NEW LEASE AVAILABLE



LOCATION

Chichester is an affluent, historic cathedral city; a popular retail and tourist destination within West Sussex. The city centre provides a distinctive and cultural retail environment.

The subject property is located in a prominent position in East Street on the main pedestrianised thoroughfare close to anchor tenants within the city including H&M and TK Maxx. Caffè Nero is situated adjacent, whilst other retailers nearby include The Body Shop, Hotel Chocolat, Ernest Jones, Champneys and Whitewall Galleries.

WHITEWALL
GALLERIES

ERNEST JONES
THE DIAMOND & WATCH SPECIALIST

H&M

TK MAXX

CAFFÈ
NERO

THE
BODY
SHOP

HOTEL
Chocolat.

1925
THE ORIGINAL
CHAMPNEYS
HEALTH SPA

58 EAST STREET CHICHESTER, PO19 1HL

**ATTRACTIVE DOUBLE
FRONTED UNIT.**

**PITCH ANCHORED BY
H&M, TK MAXX AND M&S.**

**400,000 WEEKLY VISITS
CHICHESTER CITY CENTRE.**

TENURE

New lease available for a term to be agreed
subject to 5-yearly upward-only rent reviews.

RENT

£110,000 per annum exclusive of VAT.

EPC

A full report is available on request.

RATES

Rateable Value – £100,000 UBR 19/20 £0.504

For rates payable, please refer to the
Local Charging Authority, Chichester
District Council – 01243 534501.

LEGAL COSTS

Each party to bear their own legal
costs incurred in the transaction.



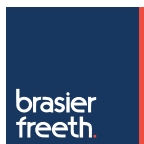
ACCOMMODATION

The subject property is arranged over ground and
basement levels, providing a well presented retail sales
area. In addition, there is a ground floor external store,
accessed via a rear yard. The building is Grade II listed.

| | | |
|----------------------------------|--------------------|--------------------|
| INTERNAL WIDTH | 22'11" | 6.98 M |
| SHOP DEPTH | 58'4" | 17.77 M |
| GROUND FLOOR AREA | 1,611 SQ FT | 149.66 SQ M |
| GROUND FLOOR EXTERNAL STORAGE | 475 SQ FT | 44.13 SQ M |
| BASEMENT STORAGE | AREAS TBC | AREAS TBC |
| TOTAL | 2,086 SQ FT | 193.79 SQ M |

CONTACT

Viewings are strictly by prior appointment through the joint agents:



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as a statement of fact and they are expressly excluded from any contract. All prices/rents
quoted are exclusive of VAT which may be payable. Regulated by RICS. February 2019.

