

Southport

L1, Marble Place

Retail Unit To Let



Location

Southport is a popular seaside town 20 miles north of Liverpool with a catchment population of over 268,000. Marble Place Shopping Centre is situated on the prime pedestrianised pitch of Chapel Street, directly opposite Primark, and connected to Tulketh Street which fronts onto the entrance of Marks and Spencer and Millets.

The centre is fully enclosed and anchored by a large TK Maxx store, along with other national retailers including Three Store, Savers, Regis Hairdressers and Crawshaws. This unit will front onto Tulketh Street.

Accommodation

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

Ground Floor :	4,516 sq ft	419.6 sq m
First Floor :	c.4,000 sq ft	371.6 sq m

*The unit may split to provide two separate units

Rent

£70,000 per annum exclusive.

Tenure

Available by way of an effectively full repairing and insuring lease on terms to be agreed.

Service Charge

To be apportioned in line with the on account service charge budget.

Rates

We have been verbally informed by the Local Authority that the premises are to be assessed following redevelopment:

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

Legal Costs

Each party to be responsible for their own legal and professional costs incurred in this transaction.

EPC

To be assessed

Viewing & Further Information

Strictly by prior arrangement only with:

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