



Hallam Fields Road, Birstall, Leicester, Leicestershire LE4 3NS

Retail Opportunity

- Last Remaining Unit
- Gross Internal Area 893 sq ft (82.96 sq m)
- Ample Parking
- £15,000 per annum exclusive

For enquiries and viewings please contact:



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Location

The development is located on Hallam Fields Road, within the recently constructed and popular residential district of Hallam Fields, which lies north of Birstall town centre, off the A6.

Description

A new retail development scheme comprising 3 retail units and a convenience store with ample parking, suitable for a variety of uses. Present planning allows for uses within Class A1.

Accommodation

	Sq M	Sq Ft
Unit 1 - LET	>	
Unit 2 - LET	>	
Unit 3 - AVAILABLE	83	893
Unit 4 - LET	>	
Total	83	893

Measurements are quoted on a Gross Internal basis in accordance with the RICS Property Measurement First Edition.

Tenure

A fully repairing lease will be granted.

Business Rates

To be assessed.

Rent

£15,000 per annum exclusive

VAT

All sums quoted exclusive of VAT, which is applicable to the rent.

Legal Costs

Each party is to bear their own legal costs incurred.

EPC

An EPC rating will be provided upon completion of the construction of the building.

Viewings

Viewings are by appointment with Innes England.

Date Produced: 14-Aug-2019



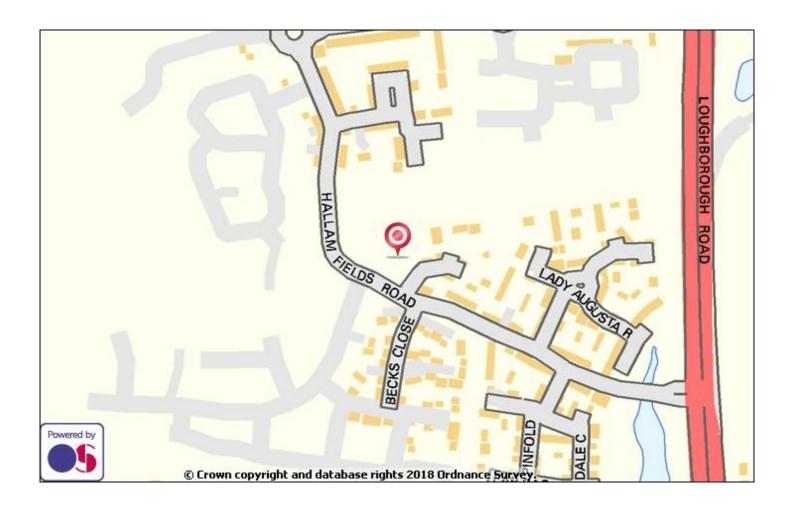






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