

OXFORD – UNIT 10, GOLDEN CROSS WALK

FLEXIBLE RETAIL SPACE AVAILABLE FROM 150 SQ.FT. TO 870 SQ.FT.

SITUATED BETWEEN OXFORD'S HISTORIC COVERED MARKET AND CORNMARKE

**** A1 USE (A3 USE CONSIDERED – STP) ****

LOCATION

Golden Cross Walk is well located in the heart of Oxford's retail centre. It forms a link between Cornmarket Street and High Street via the historic covered market.

Nearby occupiers include **Pizza Express** and **Holland & Barrett** together with an eclectic mix of well established independent traders selling the likes of food, gifts, shoes, fashion, flowers and jewellery. The market is open 7 days a week and attracts many of the 7 million visitors to the City each year.

THE PROPERTY

The premises are currently arranged as a lock-up shop offering the following approximate dimensions and floor area:-

Gross Frontage	-	5.56 m	18' 03"
Internal Width	-	5.33 m	17' 06"
Shop Depth	-	12.40 m	40' 08"
Ground Floor Sales	-	65.49 m ²	705 sq.ft.
Ground Floor Ancillary	-	15.33 m ²	165 sq.ft.

NB: There is potential to divide the accommodation to provide a smaller unit by agreement.

LEASE

The premises are offered by way of a new effectively full repairing and insuring lease for a term to be agreed.

RENT

Rental terms are available upon request.

EPC

An EPC is available upon request.



RATES

We are informed by the Local Rating Authority that the premises have been assessed for rating purposes as follows:-

Rateable Value	-	£47,500
UBR (2018/2019)	-	48.0p

Rates payable may be subject to transitional relief and interested parties are advised to make their own enquiries to the Business Rates Department of Oxford City Council – Tel: 01865 249 811

COSTS

Each party is to be responsible for their own legal and surveyors costs incurred in the transaction.

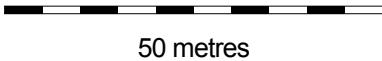
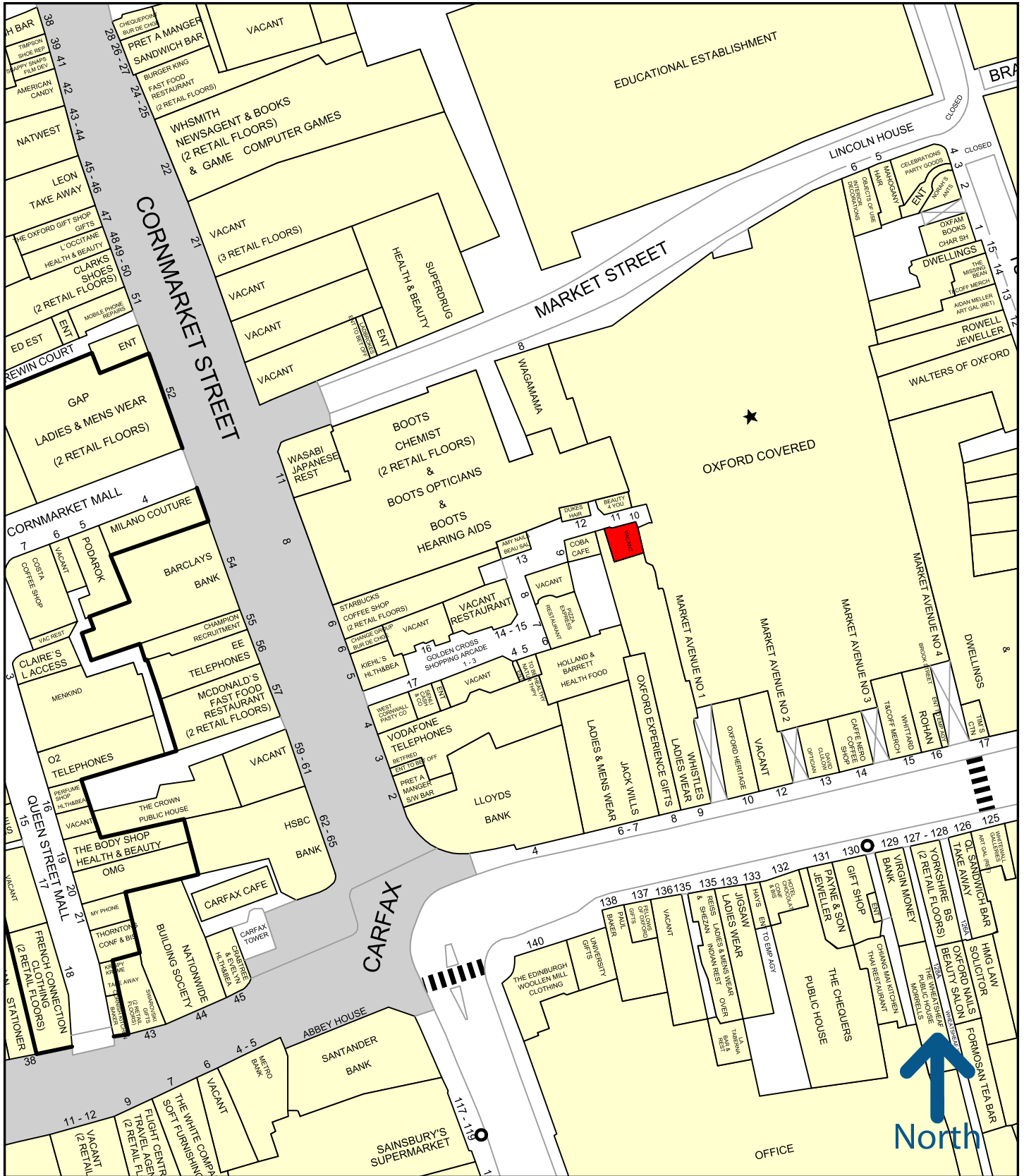
INSPECTION

Inspections can be carried out with prior notice by contacting either:-

Sean Varilone seanvarilone@smithprice.co.uk or
John Mortimer johnmortimer@smithprice.co.uk

Tel: 020 7409 2100

Or our joint agent Martin Conway of Marriotts
Tel: 01865 316 311



Experian Goad Plan Created: 22/01/2019
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Ordnance Survey 100019885

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