

To Let



Hartlepool

Unit 12, Middleton Grange Shopping Centre

2,669 sq ft (247.96 sq m)

Rent on Application

Location & Description:

- **Middleton Grange Shopping Centre extends to over 500,000 sq ft and provides the prime shopping destination in Hartlepool town centre.**
 - **The centre is anchored by Primark, B&M and TJ Hughes and is home to a number of national retailers including River Island.**
 - **The unit is on the first floor opposite Home Bargains and in close proximity to the Market Hall, Heron Foods and Bonnie Babies.**
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Demise:

Ground Floor 2,669 sq ft (247.96 sq m)

Rent:

Available upon request.

Lease:

A new effectively full repairing and insuring lease for a term of years to be agreed.

Service Charge:

Available upon request.

EPC:

Energy Performance Rating Assessment – D.

Legal and Professional Fees:

Each party to bear their own costs.

Rating Assessment:

Rateable Value (April 2023) – £20,500.

Date Prepared:

June 2024

MONEY LAUNDERING REGULATIONS In accordance with the Anti Money Laundering Regulations the Purchaser/Tenant will be required to provide two forms of identification and proof of the source of income.

Contact Us:

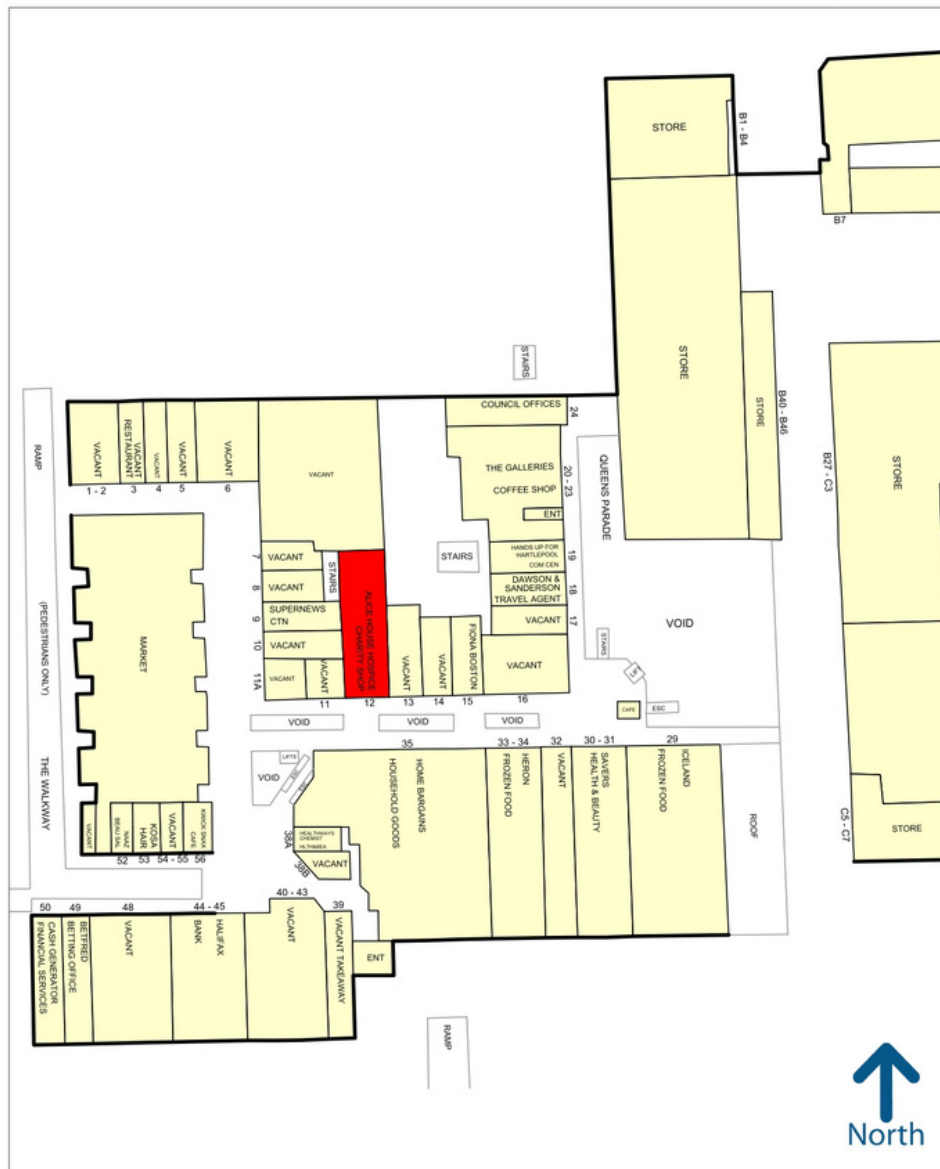
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Hartlepool



50 metres

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Created By: Barker Proudlove Ltd

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