

# To Let



## Blackpool

29 Victoria Street, Houndshill Shopping Centre

Ground Floor: 1,157 sq ft (107 sq m)  
Rent on Application

## Location & Description:

- Blackpool is the UK's most popular seaside resort benefiting from c.13 million visitors per year.
- Houndshill is Blackpool's premier retail destination as well as the town's only covered shopping mall. The scheme provides over 298,000 sq ft of retail accommodation and benefits from 750 car parking spaces. The centre has a strong mix of fashion retailers including Primark, New Look, River Island, Foot Asylum, JD Sports, Jack Jones and Next.
- The subject unit comprises a fitted coffee shop located on Victoria Street, close to the entrance to Houndshill Shopping Centre.

### Demise:

Ground Floor 1,157 sq ft (107.49 sq m)  
First Floor 882 sq ft (81.94 sq m)

### Rent:

Available upon request.

### Lease:

New lease for a term to be agreed.

### Service Charge:

On-account service charge stands at approximately £14,098.94.

### EPC:

Energy Performance Rating Assessment - C.

### Legal and professional fees:

Each party to bear their own costs.

### Rating Assessment:

Rateable Value (April 2023) - £30,250.

### Date Prepared:

April 2024.

### Contact Us:

**James Moss**

07977 278229

[jmoss@barkerproudlove.co.uk](mailto:jmoss@barkerproudlove.co.uk)

**Tom Prescott**

07841 168163

[tom@barkerproudlove.co.uk](mailto:tom@barkerproudlove.co.uk)

### Joint Agent:

**Lunson Mitchenall**

John Fowler

020 7478 4950

[johnf@lunson-mitchenall.co.uk](mailto:johnf@lunson-mitchenall.co.uk)



Blackpool - Central



Experian Goad Plan Created: 22/04/2024  
Created By: Barker Proudlove Ltd



50 metres  
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