

To Let-Under Offer



Workington

Unit S18a, 16 Rismen Place, Washington Square, CA14 3DU

Ground Floor: 361 sq ft (33.53 sq m)

Rent on Application

Location & Description:

- **Washington Square Shopping Centre dominates the prime retail offering in Workington town centre and provides approximately 263,000 sq ft of open pedestrianised retail space with 60 retail units.**
- **Key retailers including Next, Home Bargains, Poundland, River Island and New Look.**
- **The centre also benefits from a 427 space multi-storey car park.**

Demise:

Ground Floor 361 sq ft (33.53 sq m)

First Floor 473 sq ft (43.94 sq m)

Rent:

Available upon request.

Lease:

The unit is available by way of new 10 year effectively full repairing and insuring lease subject to 5 year upward only rent reviews.

Service Charge:

Available upon request.

EPC:

Available upon request.

Legal and Professional Fees:

Each party to bear their own costs.

Rating Assessment:

Rateable Value (April 2023) - £14,000

Date Prepared:

August 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.

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