

To Let



Ellesmere Port

15a Mercer Walk, The Port Arcades, CH65 0BH

856 sq ft (79.50 sq m)

Rent on Application

Location & Description:

- Ellesmere Port is located within the affluent county of Cheshire and benefits from excellent transport links being located near junction 9 of the M53.
 - An Asda superstore is situated adjacent to the shopping centre sharing the town's car parking and acting as an anchor and draw to the scheme. The scheme benefits from a modern and busy bus station. 200 buses visit the centre per day from the surrounding catchment area.
 - The centre also benefits from 1,200 car parking spaces.
 - Retailers within the scheme include The Food Warehouse, Boots, Jollyes, Home Bargains, Poundstretcher, Select, Holland & Barrett, Vodafone, Specsavers along with Club 3000 Bingo.
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Demise:

Ground Floor 856 sq ft (79.50 sq m)

Rent:

Available upon request.

Lease:

A new eFRI lease for a term to be agreed.

Service Charge:

Available upon request.

EPC:

Energy Performance Rating Assessment – C

Legal and professional fees:

Each party to bear their own costs.

Rating Assessment:

Rateable Value (April 2023) – £13,500.

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:

Gary Crompton

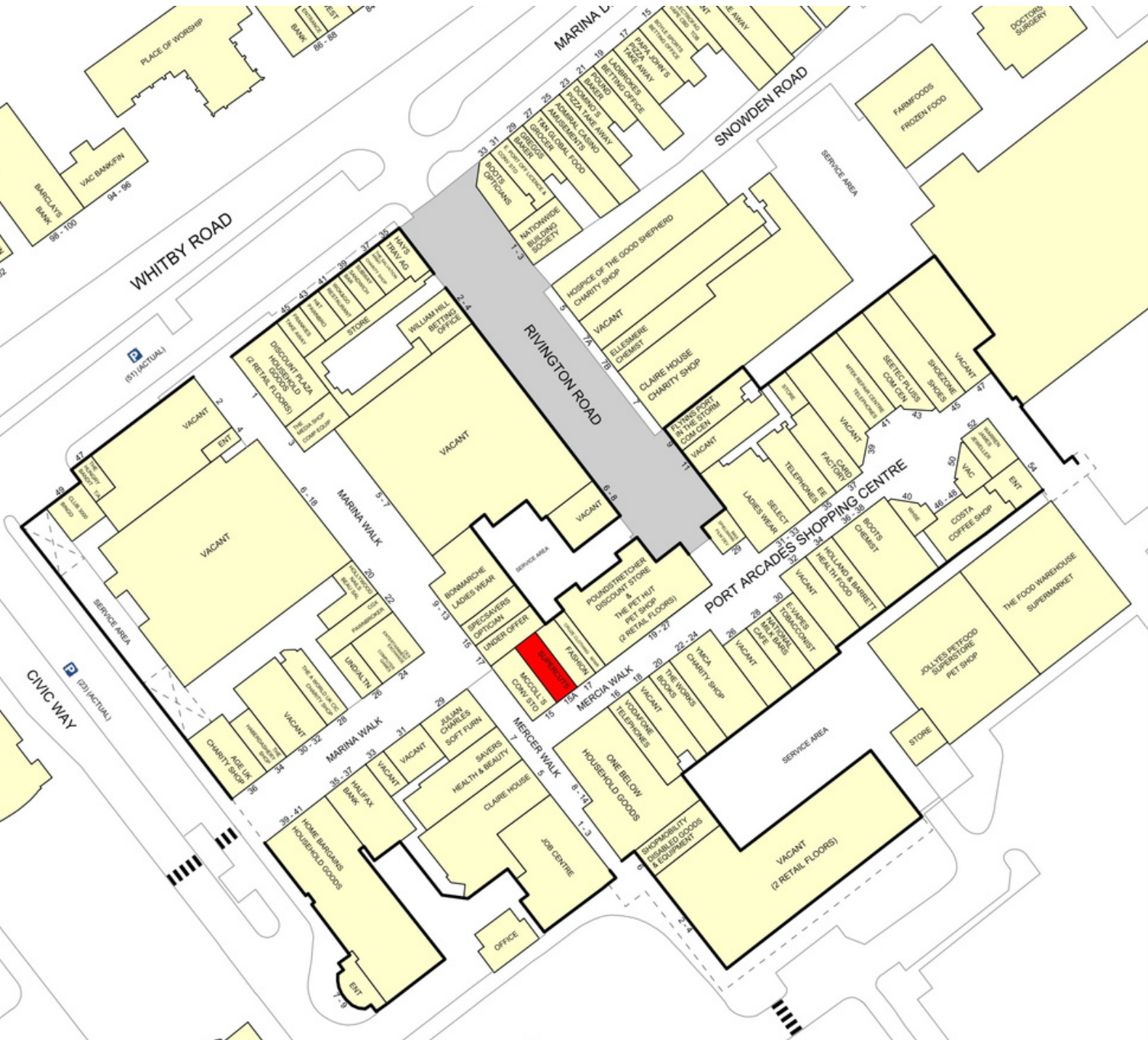
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