



barkerproudlove
retail property consultants

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BAR/RESTAURANT PLANNING AND LICENCING GRANTED / SUBSTANTIAL COURTYARD

32 Stonegate, York YO1 8AS



Rent: On application
Ground Floor Area
2,624 Sq ft / 244 Sq M

**TO
LET**

Viewing Strictly through the sole letting agent.

Barker Proudlove

James Lamming

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Location:

Located on Stonegate which is the premier shopping street in historic York city centre. The property is surrounded by premier retail brands including Kiehls, Hotel Chocolat, Jigsaw, The White Company and Berry's of York. The property is close to the York Minster and benefits from significant tourist and shopper footfall.

VAT:

Unless otherwise stated, all prices/rents are quoted exclusive of VAT.

Date Prepared:

August 2023

Subject to Contract

Accommodation:

The premises provide the following approximate areas:-

| Demise: | Sq Ft | Sq M |
|--------------------|--------------|-------------|
| Ground Floor Sales | 2624 | 243.78 |
| First Floor | 1604 | 149.02 |
| Second Floor | 279 | 25.92 |
| Attic | 65 | 6.04 |

Rent:

Upon application.

Tenure:

The premises are available by way of a new 10 year effectively full repairing and insuring lease.

Business Rates:

The premises currently has a rateable value of £81,500.

For further details visit Gov.uk or contact the business rates department at the local authority.

EPC:

Energy Performance Asset Rating - TBC

Legal Costs:

Each party to be responsible for their own legal and professional costs incurred in this transaction.

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York



50 metres



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Experian Goad Plan Created: 15/08/2023
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