

Leasehold Available



Manchester

1-5 St Ann's Square, M2 7EF

Ground Floor Sales: 2,106 sq ft (195.65 sq m)

Basement Sales: 1,147 sq ft (106.56 sq m)

Rent on Application

Location & Description:

- **The subject premises occupy a very prominent location on the pedestrianised St Ann's Square, linking Market Street and King Street and forming part of The Royal Exchange.**
- **Nearby retailers include David M Robinson/Rolux, Watches of Switzerland, Barbour, Iolla, Russell & Bromley, & Other Stories, Mint Velvet and Lululemon.**

Demise:

Ground Floor 2,106 sq ft (195.65 sq m)
Basement Sales 1,147 sq ft (106.56 sq m)
Basement BoH 1,850 sq ft (171.87 sq m)

Rent:

Available upon request.

Lease:

The premises are held on an existing lease expiring 27th May 2033, subject to a tenant break option on 27th May 2028. The premises are available by way of an assignment or sub-lease for a term to be agreed.

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) - £150,000

Date Prepared:

March 2024

Contact Us:

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