

To Let



Macclesfield

5-7 Mill Street, SK11 6NA

2,419 sq ft (224.73 sq m)

Rent on Application

Location & Description:

- **Situated in a prime position on Mill Street close to the Grosvenor Centre and Chestergate.**
 - **The premises are adjacent to Mountain Warehouse and opposite Pandora Jewellery.**
 - **Other nearby operators include Card Factory, Nationwide, Costa, O2 and Clarks Shoes.**
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Demise:

Ground Floor	2,419 sq ft (224.73 sq m)
Ground Floor Ancillary	91 sq ft (8.54 sq m)
First Floor	2,028 sq ft (188.41 sq m)
Second Floor	2,050 sq ft (190.45 sq m)

Rent:

Available upon request.

Lease:

A new FRI lease for a term of years to be agreed.

Service Charge:

On-account service charge currently stands at approximately £7,337 pax.

EPC:

Available upon request.

Legal and Professional Fees:

Each party to bear their own costs.

Rating Assessment:

Rateable Value (April 2023) – £68,000

Date Prepared:

September 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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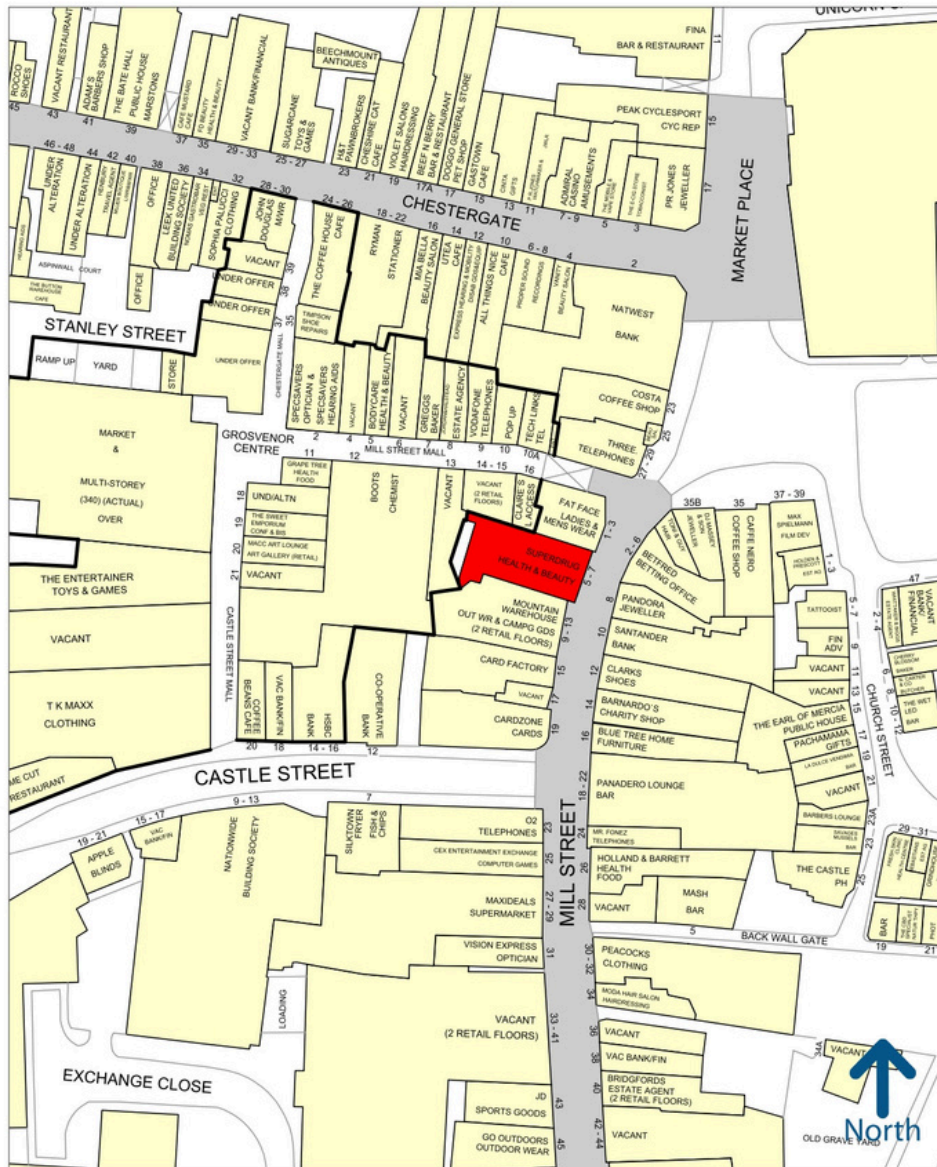
Joint Agent:**Lyons Thompson Letts**

Tim Letts

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Macclesfield



50 metres



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