

# To Let



## Grimsby

23 Friargate, Freshney Place Shopping Centre

551 sq ft (51.2 sq m)

Rent on Application

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**Location & Description:**

- **Freshney Place Shopping Centre is the principal retail destination within Grimsby. The scheme is anchored by Primark, JD Sports, Next and Marks and Spencer.**
- **It is currently undergoing re-development to bring a brand new leisure extension set for completion in 2027.**
- **The subject unit is situated amongst neighbouring businesses like Boots, JD Sports and New Look.**

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**Demise:**

Ground Floor 551 sq ft (51.2 sq m)

Remote Store 332 sq ft (30.8 sq m)

**Rent:**

Available upon request.

**Lease:**

New FRI lease for a term to be agreed.

**Service Charge:**

On-account service charge stands at approximately £9,273.08.

**EPC:**

Available on request.

**Legal and Professional Fees:**

Each party to bear their own costs.

**Rating Assessment:**

Rateable Value (April 2023) - £17,000.

**Date Prepared:**

February 2025

**Contact Us:**

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Grimsby - Victoria Street



50 metres

Experian Goad Plan Created: 26/02/2025  
Created By: Barker Proudlove Ltd



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