



SHOPPING CENTRE PROPERTY / CLASS A1
22 Crompton Street Mill Gate Shopping Centre, Bury



Rent: On application
Ground Floor Area
678 Sq ft / 63 Sq M

Viewing Strictly through the joint letting agents.

Barker Proudlove

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Location:

Mill Gate Shopping Centre comprises 340,000 sq ft of covered retail accommodation. The Centre is anchored by Boots the Chemist and the Famous Bury Market with its state of the art fish and meat hall.

Other key tenants include New Look, Waterstones, Claires Accessories, Pavers, F Hinds, H Samuel, Thorntons, Poundland, Home Bargains and Costa Coffee.

| Demise: | Sq Ft | Sq M |
|-----------------------|--------------|-------------|
| Ground Floor Sales | 678 | 62.99 |
| First Floor Ancillary | 583 | 54.16 |

Rent:

Upon application.

Tenure:

The unit is offered on a new effectively full repairing and insuring lease for a term of years to be agreed.

Business Rates:

The unit has a rateable value assessment of £12,250.

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

From 1st April 2023 the 2023/24 retail, hospitality and leisure business rates relief scheme will provide occupied retail, hospitality and leisure properties with a 75% relief up to a cash cap limit of £110,000 per business. More detail including rules on eligibility can be found at www.gov.uk

Service Charge:

Available on request.

EPC:

Energy Performance Asset Rating - D

Legal Costs:

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

VAT:

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

Date Prepared:

February 2020

Subject to Contract

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