

SHOPPING CENTRE PROPERTY / CLASS A1

5-9 Chancery Walk Charter Walk Shopping Centre, Burnley



**Rent: On application**

**Ground Floor Area**

902 Sq ft / 84 Sq M

**TO  
LET**

**Viewing Strictly through the sole letting agent.**

**Barker Proudlove**

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**Location:**

Charter Walk is Burnley's principal shopping destination anchored by Boots, New Look, River Island and Superdrug.

The subject premises are situated on Chancery Walk in close proximity to The Mall.

| <b>Demise:</b> | <b>Sq Ft</b> | <b>Sq M</b> |
|----------------|--------------|-------------|
| Ground Floor   | 902          | 83.80       |
| First Floor    | 415          | 38.55       |
| Basement       | 940          | 87.33       |

**Rent:**

Upon application.

**Tenure:**

The premises are available on the basis of a new effectively full repairing and insuring lease, for a term to be agreed.

**Business Rates:**

The premises currently has a rateable value of £18,750.

For further details visit Gov.uk or contact the business rates department at 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](http://www.gov.uk)

**Service Charge:**

The on-account service charge for the year 2022 stands at approximately £10,658.

**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 2022

Subject to Contract

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Burnley



Experian Goad Plan Created: 25/02/2022  
Created By: Barker Proudlove Ltd

50 metres