

SHOPPING CENTRE PROPERTY / CLASS E
Unit 30 Castle Walk, Newcastle-under-Lyme



Rent: On application

Ground Floor Area

675 Sq ft / 63 Sq M

LET

Viewing Strictly through the sole letting agent.

Barker Proudlove

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Location:

Newcastle Under Lyme is a busy and prosperous market town with a population of approximately 74,427 people (Source:Focus) and is situated some 3 miles from Junction 15 of the M6. The property is situated in the centre of the Castle Walk, which provides the prime retailing area of Newcastle Under Lyme.

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Demise:	Sq Ft	Sq M
Ground Floor	675	62.7
First Floor	682	63.4

Rent:

Upon application.

A freehold sale may also be considered. Further details on request.

Tenure:

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

Business Rates:

The premises currently has a rateable value of £21,250. For further details visit Gov.uk or contact the business rates department at the local authority.

From 1st April 2024, the 2024/25 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 upon request

EPC:

Energy Performance Asset Rating - C

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:

September 2022

Subject to Contract

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Newcastle-under-Lyme



Experian Goad Plan Created: 27/02/2024

Created By: Barker Proudlove Ltd

