

HIGH STREET PROPERTY / CLASS E

Unit 33 Bond Street Pinnacle, Leeds LS1 5BQ



Rent: On application

Ground Floor Area

1,450 Sq ft / 135 Sq M

WITHDRAWN

Viewing Strictly through the joint letting agents.

Barker Proudlove

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Location:

Bond Street provides a busy pedestrian link between the city's principal office quarter to the west and the retail core to the immediate east.

Existing occupiers along Bond Street are principally food and beverage, service and convenience led such as McDonalds, Pret, 200 Degrees, Greggs, Boots, Tesco Metro, TUI and Skipton Building Society.

Accommodation:

The premises are arranged over ground floor.

A shop front is in situ. Internally, the accommodation is to shell condition.

Demise:	Sq Ft	Sq M
Ground Floor Area	1450	135

Rent:

Upon application

Tenure:

A new effectively full repairing and insuring lease is available for a term of years to be agreed.

Business Rates:

The premises is not currently listed by the Valuation Office and will be reinstated when reoccupied. The previous Rateable Value was £91,500. For further details visit Gov.uk or contact the business rates department at the local authority.

The Chancellor has announced that from 1st July 2021 to 31st March 2022, eligible businesses will receive 66% rates relief. The business rates multiplier for 2021/22 is 49.9p for small businesses, and 51.2p for all other businesses.

EPC:

Energy Performance Asset Rating - Available on request

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:

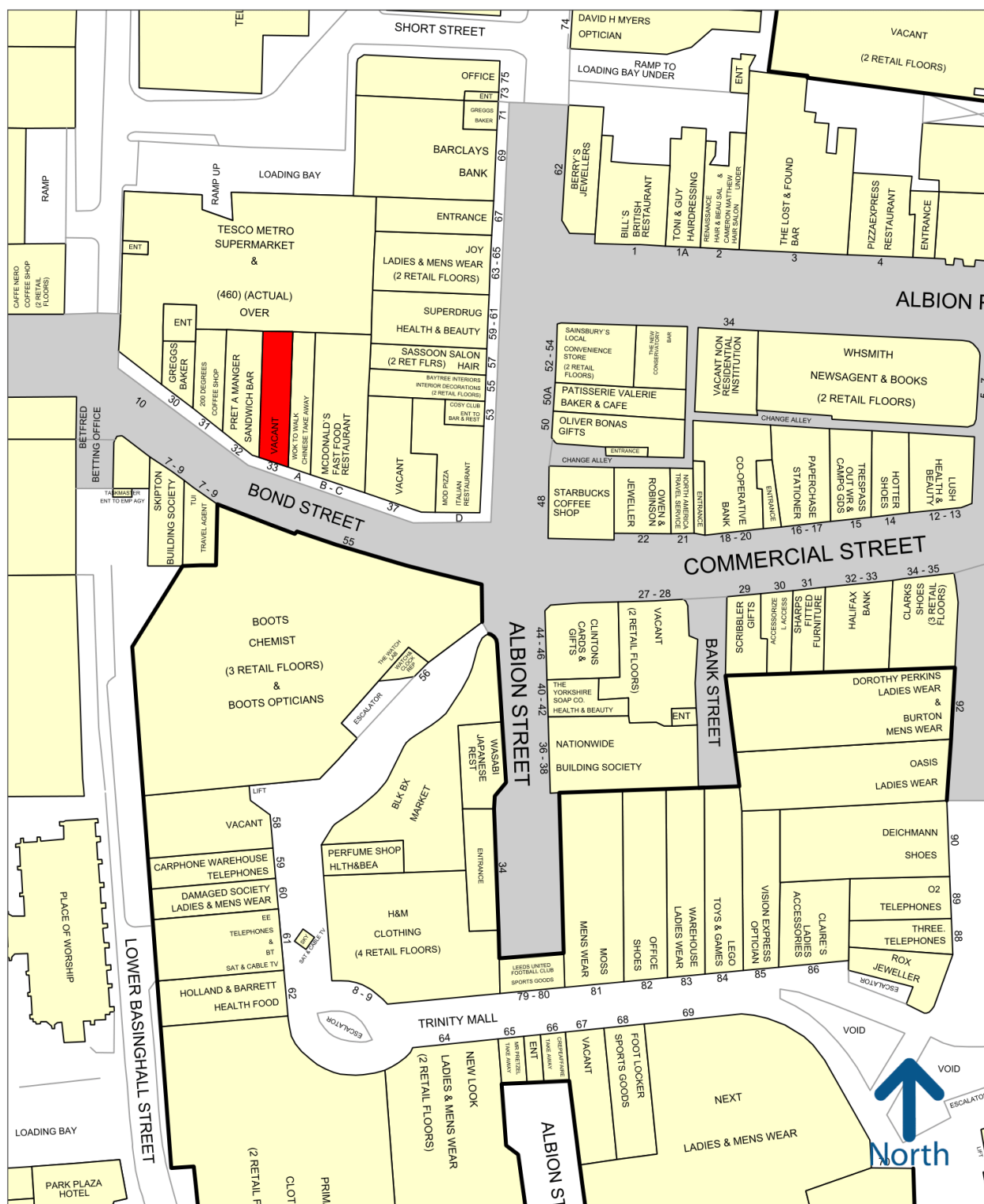
October 2020

Subject to Contract

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Leeds - Central



50 metres

Experian Goad Plan Created: 05/10/2020
Created By: Barker Proudlove Ltd

