

SHOPPING CENTRE PROPERTY / CLASS A1

99 Cathedral Walk The Ridings Shopping Centre, Wakefield WF1 1DS



Rent: £35,000 PA

Area

1,795 Sq ft / 167 Sq M

WITHDRAWN

Viewing Strictly through the joint letting agents.

Barker Proudlove

Jack Deakin

Mob: 07591 835782

Email: jack@barkerproudlove.co.uk

Jackson Criss

Richard Webster

Tel: 0113 819 8998

Mob: 07739 680 472

Email: richardw@jacksoncriss.co.uk

Location:

The Ridings centre is a fully covered scheme located in Wakefield City centre with occupiers such as Marks & Spencer, Primark, TK Maxx, Peacocks, Morrisons and Boots. . The centre is the largest shopping centre in Wakefield with 110 units and comprising 319,000sqft. It boasts a footfall of 10million per annum and also benefits from a 1,050 space 24 hour car park.

Demise:

	Sq Ft	Sq M
Ground Floor	1265	117.52
Ancillary	530	49.24

Rent:

£35,000 per annum

Tenure:

The premises are available by way of a new 10 year lease on effective FRI terms.

Business Rates:

The unit has a 2017 rateable value assessment of £12,750.

For further details please contact the business rates department in the local authority.

From 1st April 2022, the 2022/23 retail, hospitality and leisure business rates relief scheme will provide occupied retail, hospitality and leisure properties with a 50% 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:

The on-account service charge for the year 2020 stands at approximately £11,191.

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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