

Brighton

130 North Street, BN1 1RG.



RETAIL PREMISES – TO LET BUSY FOOTFALL LOCATION AVAILABLE ON A NEW LEASE

For further information please contact sole agents:

Dan Walker BA (Hons) MRICS

T: 020 3883 9024

M: 07967 697917

E: dwalker@twkeil.com



Brighton, 130 North Street, BN1 1RG

Location

The property is located at the top of North Street near the junction with Western Road in the heart of Brighton city centre. Nearby retailers include Boots, Sainsbury's Local, Superdry and Itsu.

Lease

The premises are available by way of a new full repairing and insuring lease for a term to be agreed.



Accommodation

The property is arranged over ground floor and first floor and comprises the following approximate dimensions and net internal areas:

Frontage:	17ft	5.2m
Shop Depth:	48ft	14.6m
Ground Floor:	783 sq ft	72.7m ²
First Floor:	402 sq ft	37.3m ²

Rent

£75,000 per annum exclusive

Rates (2020/21)

UBR (2020/2021) 49.9p
Rateable Value £42,500

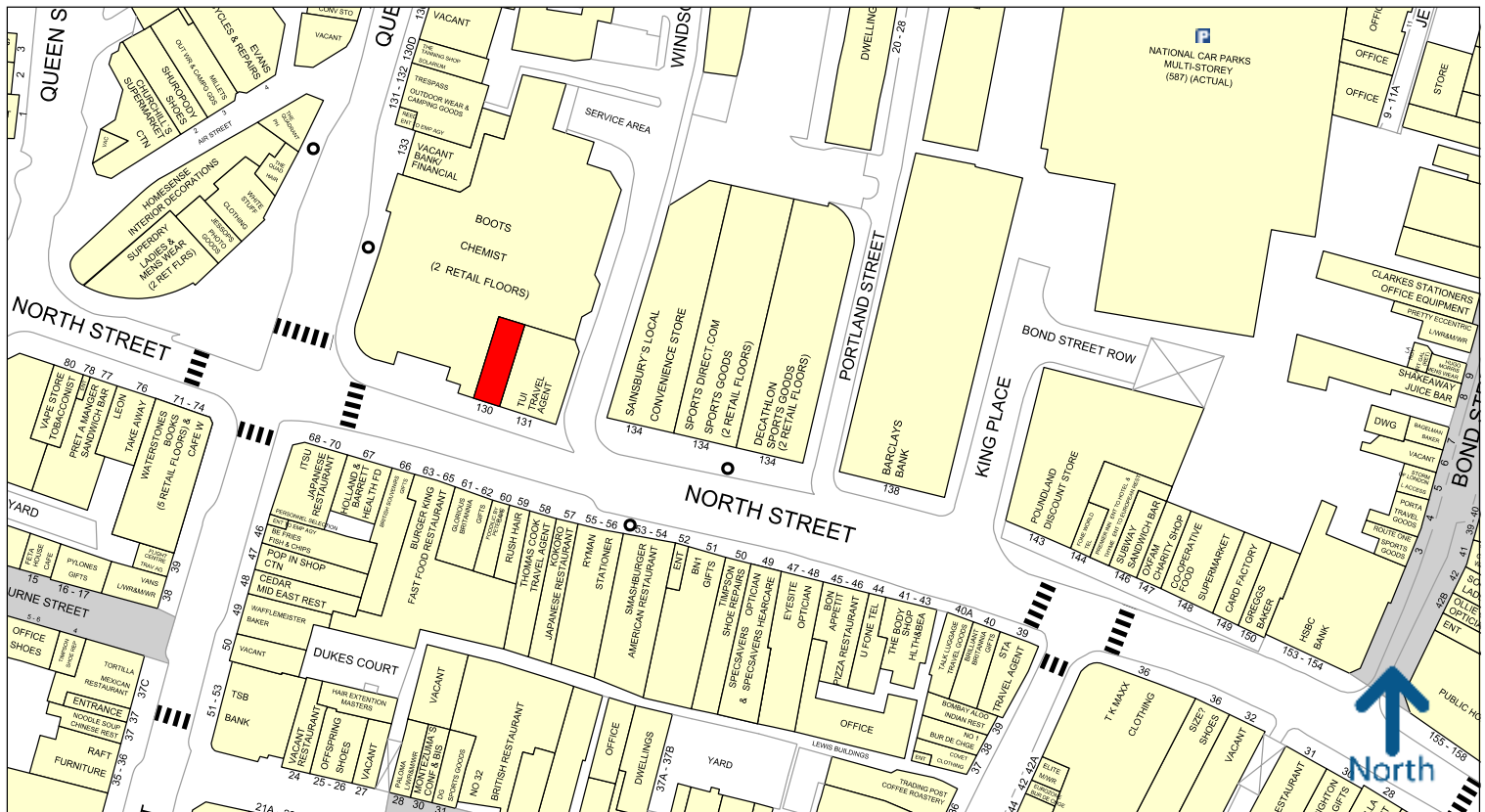
Rates payable may be subject to transitional relief. Interested parties are requested to make their own enquiries with the local authority.

EPC

An Energy Performance Certificate for the property is available on request.

Legal Costs

Each party to bear their own legal costs.



Experian Goad Plan Created: 27/04/2020
Created By: TW Keil Ltd

50 metres



Copyright and confidentiality Experian, 2020. © Crown copyright and database rights 2020. OS 100019885

For more information on our products and services:
www.experian.co.uk/goad | goad.sales@uk.experian.com | 0845 601 6011

TW Keil gives notice that these particulars are set out as a general outline only for the guidance of intending Purchasers or Lessees and do not constitute any part of an offer or contract details are given without any responsibility and any intending Purchasers, Lessees or Third Party should not rely on them as statements or representations of fact, but must satisfy themselves by inspection or otherwise as to the correctness of each of them. No person in the employment of TW Keil has any authority to make any representation or warranty whatsoever in relation to this property.
TW Keil is the licensed trading name for TW Keil Ltd which is a limited liability partnership registered in England and Wales with registered number 10663926, Our registered office is at Nelson House, 2 Hamilton Terrace, Leamington Spa, CV32 4LY

