



FOR RENT

13 Pepper Street, Nantwich, Cheshire, CW5 5AB

£ 20,500 Per Annum

830 Sq Ft (77.11 Sq M)

- ✓ Located in Market Town of Nantwich
- ✓ Prominent Trading Position
- ✓ High Footfall
- ✓ Full Refurbishment & New Roof

Situation

The property is located in the market town of Nantwich in Cheshire. The property is ideally situated in the town centre on Pepper Street, a pedestrianised zone that creates a very high footfall. The property benefits from a prominent trading position and is surrounded by independent stores.

Nantwich is an affluent and desirable town, steeped in history and boasts the largest collection of historic buildings outside of Chester. The town lies approximately 4 miles from Crewe and has easy access to the M6 motorway.

Description

The premises comprise a ground floor retail unit with first floor ancillary with rear access to enclosed yard.

The premises has had a full refurbishment including a new roof.

Accommodation

Area	Sq M	Sq Ft
Ground Floor Sales	55	592
First Floor Storage	22.11	238
Gross Frontage	54	5
Internal Width	54	5
Shop Depth	127	11.78
TOTAL	77.11	830

Business Rates

Rateable Value - £17,250

Uniform Business Rate 2024/2025 is 54.6p
(Small business 49.9p)

Terms

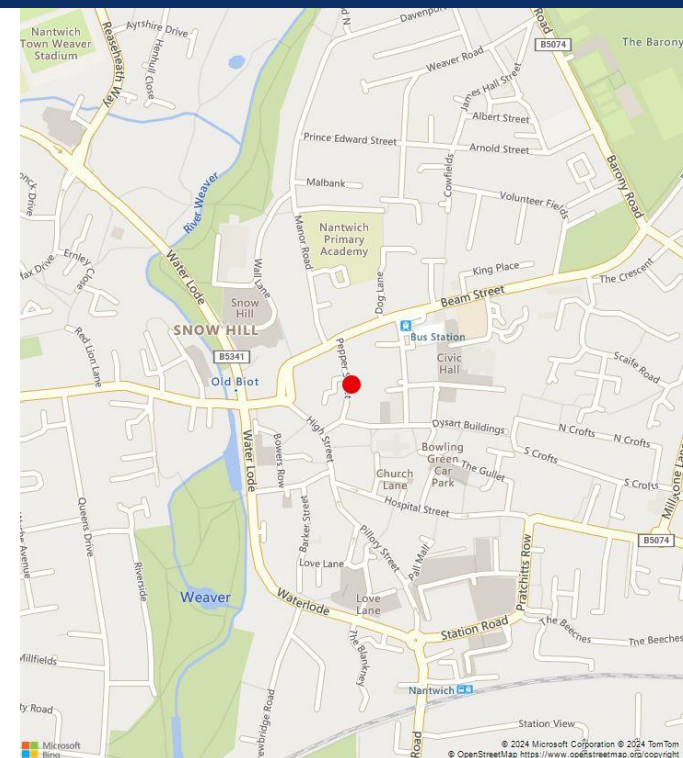
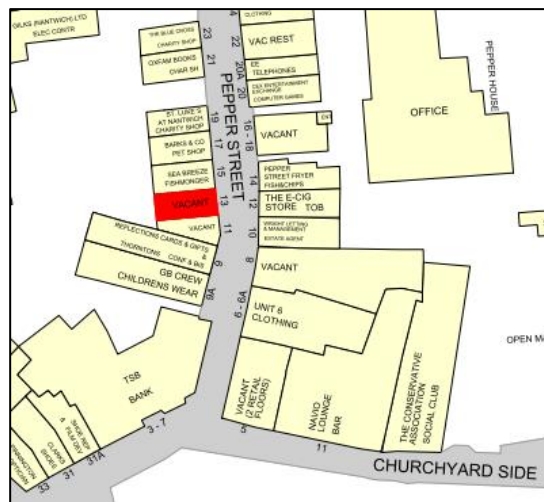
The property is available by way of a new Full Repairing and Insuring Lease for a negotiable term at an initial rental of £20,500 per annum exclusive.

EPC

The EPC Rating is TBC

VAT

The transaction may be subject to VAT.



Inspection

Faye Pattenden
01606 351351
Agency@fifieldglyn.com

Surveyor

Richard N D Smith BSc (Hons) MRICS
07966 245999
Richard.smith@fifieldglyn.com



Fifield Glyn

We're here to help, please contact us via the details below



London

0207 629 6457

11 St George Street
Mayfair
London
W1S 2FD



Manchester

0161 839 2444

7/9 Oxford Court
Bishopsgate
Manchester
M2 3WQ



Cheshire

01606 351 351

No. 1 Royal Mews
Gadbrook Park
Cheshire
CW9 7UD

