

UNIT 7 CAVENDISH ARCADE
Buxton, Derbyshire, SK17 6BQ
Small Retail Unit To Let



- Class E (or other subject to Planning)
- 301 sq ft
- Located in the landmark Cavendish Arcade
- Available now, viewing recommended

Asking rent: £8,500 p.a. exclusive of outgoings

Location

Buxton is a spa town situated within the County of Derbyshire just outside the Peak District National Park. The town is situated 20 miles south east of Manchester, 19 miles south east of Stockport and 13 miles east of Macclesfield. The property is located in the town centre close to the prime retail area of Spring Gardens which is anchored by M&S. The neighbouring Crescent Hotel is now open creating a lavish hotel and spa.

Description

The Cavendish Arcade is a historic Grade II listed former public baths that was converted into a shopping arcade in 1987. The unit is located inside the arcade on the ground floor. This is a rare opportunity to rent an attractive small retail unit in one of Buxton's landmark buildings. It benefits from return glass frontage as well as a display area in the beautifully tiled communal walkway.

Accommodation

The approximate dimensions are as follows

	Metric	Imperial
Ground Floor Retail	28 sq m	301 sq ft

Use

Class E (or other subject to Planning).

Lease

To let on new full repairing and insuring lease for a term of years to be agreed.

Rental

£8,500 plus VAT per annum exclusive of rates and any service charges. A THREE MONTH rent deposit will be required aside from normal rent.

Rates

Interested parties should contact High Peak Borough Council for verification.

EPC

Available upon request

Legal Costs

Each party is to pay their own legal costs.

VAT

We understand that the property is elected for VAT.

Code for Leasing Business Premises

We refer you to the Code for Leasing Business Premises in England and Wales 2007, available at <http://www.leasingbusinesspremises.co.uk/>

Local Authority

High Peak Borough Council

Viewings

All viewings are strictly by appointment through joint agents Azure Property Consultants Ltd and Brasier Freeth

For further information please contact:

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