



34 Huntriss Row, Scarborough YO11 2EF

£12,000 Per Annum

**CPH**  
COMMERCIAL

# 34 Huntriss Row, Scarborough YO11 2EF

CPH are delighted to bring to the market these ground floor premises TO LET, ideally situated on the ever popular pedestrian shopping precinct of Huntriss Row. Huntriss Row has a lovely blend of local and national operators and links the main shopping street in the town (Westborough) to the hotel district that includes The Grand Hotel, The Royal Hotel, The Palm Court Hotel and St Nicholas Travelodge. Premier Inn are currently building a big extension to their already very successful hotel, incorporating a new main entrance which will front directly onto Huntriss Row.

All enquiries to CPH Property Services - 01723 352235

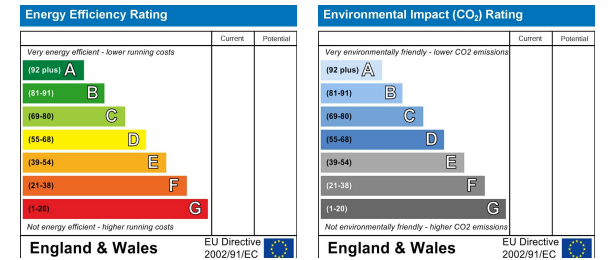
## Area Map



## Floor Plan



## Energy Efficiency Graph



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NOTE: These particulars are intended only as a guide to prospective Purchasers to enable them to decide whether to make further enquiries with a view to taking up negotiations but they are otherwise not intended to be relied upon in any way for any purpose whatsoever and accordingly neither their accuracy nor the continued availability of the property is in any way guaranteed and they are furnished on the express understanding that neither the Agents nor the Vendors are to be or become under any liability or claim in respect of their contents. Any prospective Purchaser must satisfy himself by inspection or otherwise as to the correctness of the particulars contained. C132