



25 NORTH STREET, CHICHESTER, PO19 1LB

RETAIL TO LET

708 SQ FT (65.77 SQ M) Ground Floor



Summary

Fitted Catering Premises - To Let

Available Size	1,575 sq ft
Rent	£50,000 per annum
Rateable Value	£39,750
EPC Rating	Upon Enquiry

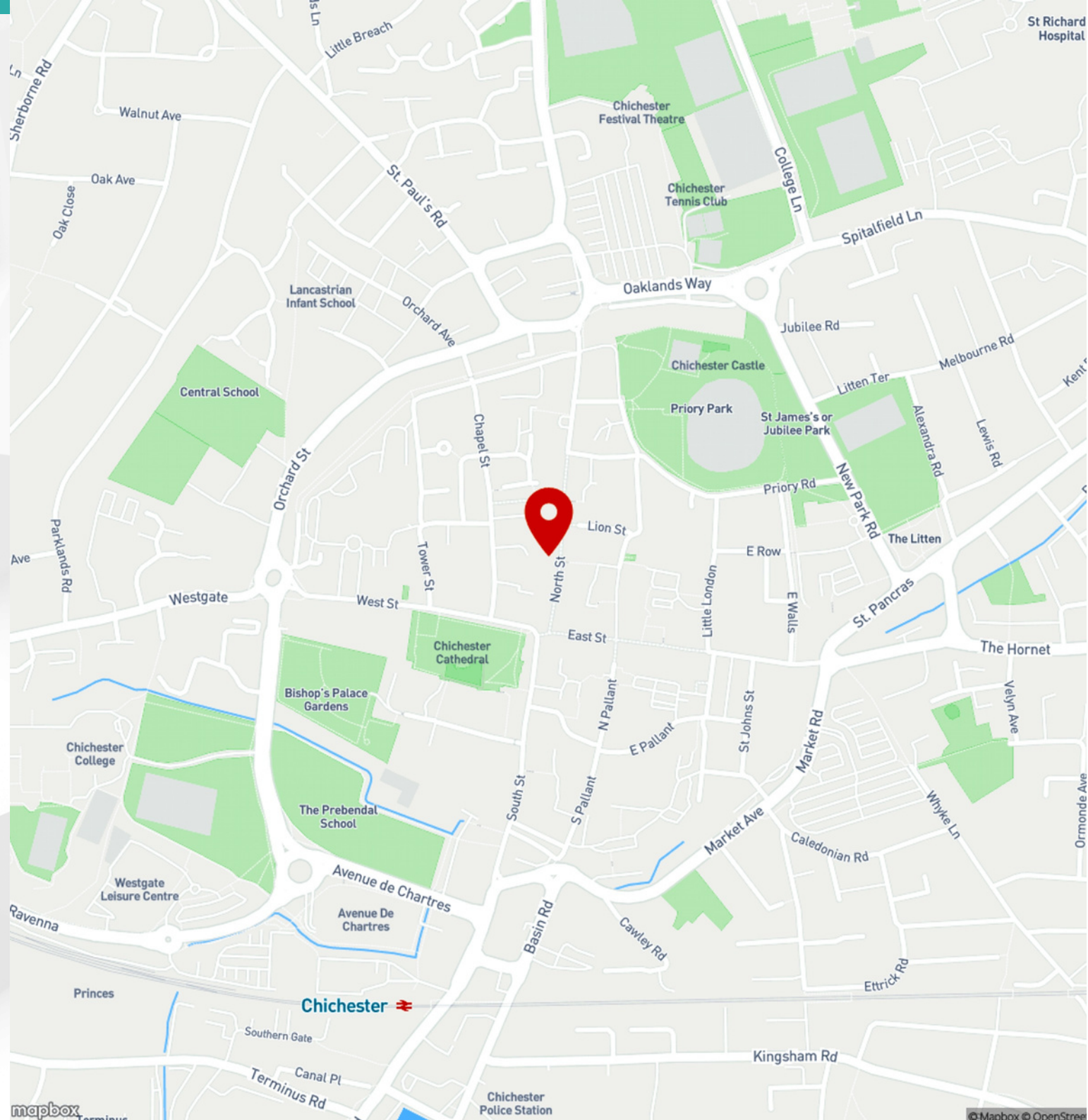


Location



25 North Street, Chichester,
PO19 1LB

The premises are located in prime position in the pedestrianised section of North Street, close to its junction with Crane Street. The Market Cross is directly to the south. Marks & Spencer is a located nearby and Toni & Guy are adjacent. Other nearby occupiers include L'Occitane, The White Company, West Cornwall Food Company and Caffe Nero.





Further Details

Description

The premises are arranged over ground and first floors and have the benefit of rear servicing. The property has until recently been used for catering purposes and remains fitted for this use. The unit having fridges and food preparation area at first floor, together with a goods dumbwaiter between the floors. The unit has a modern shop front and rectangular shape.

Accommodation

The accommodation comprises the following areas:

Name	sq ft	sq m
Ground	708	65.78
1st	867	80.55
Total	1,575	146.33

Terms

The unit is available by way of a new effective full repairing and insuring lease for a term to be agreed.

Planning

A new Use Classes Order (UCO) came into effect on 1st September 2020. Under the new UCO a new Use Class E was introduced to cover commercial, business and service uses. Use Class E encompasses A1, A2, A3, B1 and some D1 (health, surgery/clinic) and D2 (leisure) uses under the former UCO. We therefore understand that the premises benefit from Class E 'Commercial Business and Service' use within the Use Classes Order 2020. Interested parties should make their own planning enquiries and satisfy themselves in this regard.

Legal Costs

Each party to be responsible for their own legal costs incurred in this transaction.



Enquiries & Viewings

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