

Melton Mowbray 16 Market Place Prominent Central Retail Shop To Let

Sited between Gamestation and Yeomans Outdoors, this shop faces onto the market square in the centre of Melton Mowbray. It has a fine empire-style shop front, and rear access.

Built Frontage: 18'6"

Shop Width: 17'6"

Shop Depth: 45'0"

Ground Floor Sales: 684 sq ft.

WC and Wash Lobby

Internal Rear Store: 150 sq ft

External Rear Store: 126 sq ft

Rear barrow access from Church Street

Services: Mains electricity, water and drainage. We understand the property is exempt from the requirement for an Energy Performance Certificate.

Conservation Scheme: Proposals are afoot to remove the box sign and to repair the shop front to conservation standards.

Rateable Value: £6,200 (2010 list)

Tenure: The shop is available by way of assignment of the current tenant's internal repairing and insuring lease which expires 24th June 2015. The passing rent is £14,000 a year. There is a rent review in September 2011.

Viewing: Apply to Agents, Shouler & Son, 1 Wilton Rd, Melton Mowbray T: 01664 410166



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You should verify the information on these particulars before entering into any contract to take the property