



1 HORNBY'S PASSAGE STONEGATE YORK

Modern retail unit situated just off York's famous Stonegate and on a pedestrian route from the 'New Look' store into the street. The unit offers approximately 965 sq.ft. (89.64 sq.m.). This part of the City is now a prime fashion area with Stonegate now home to Jack Wills, Jigsaw, Whistles, Ghost, Whitestuff, etc.

**SHOP TO LET
NEW LEASE**

**RENTAL REGION:
£15,000 P.A. (EXCL.)**

Retail | Offices | Industrial | Investment | Development

Blacks Property Consultants Ltd., 95 Main Street, Fulford, York. YO10 4PN

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ACCOMMODATION

Ground Floor Sales: 895 sq.ft. (83.14 sq.m.)
W.C.: - -

Sales is currently partitioned to provide main sales with stock/w.c. to the rear.

BUSINESS RATES

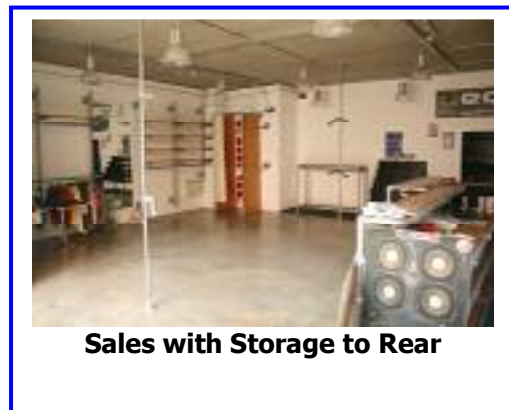
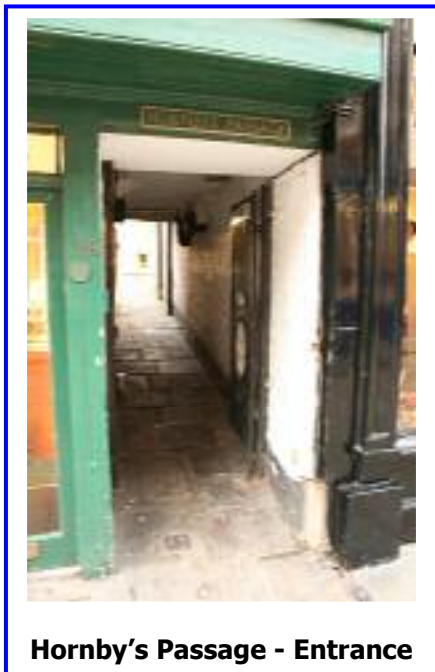
An inspection of the Valuation Office Agency's website reveals a Rateable Value of £17,000 (2010 Valuation List). **In the rate year 2010/2011 liability for general rates is £5,975.75 (with transitional relief).** Rateable Values can be checked by visiting www.voa.gov.uk and rate liability by contacting City of York Council on 01904 551140.

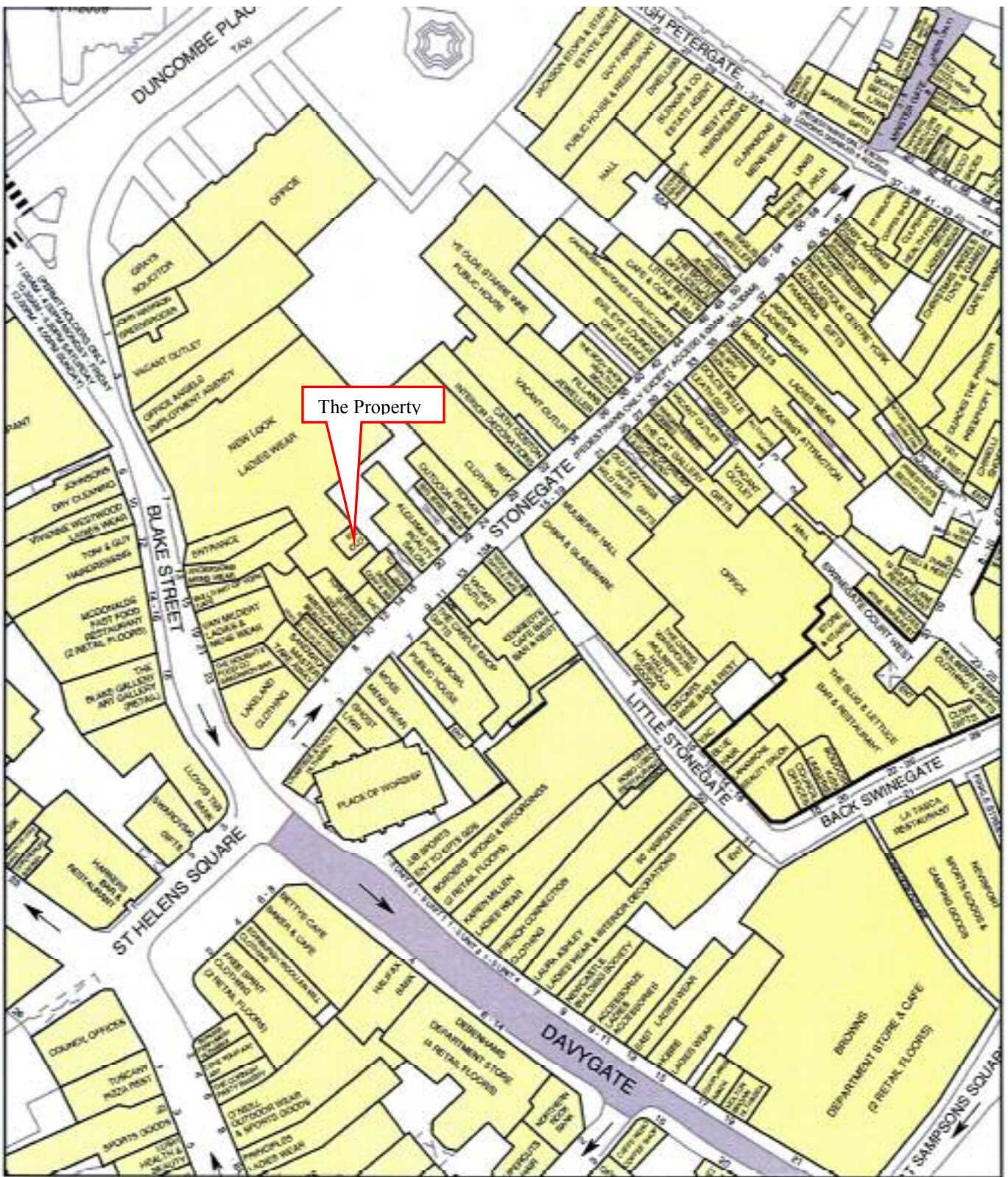
LEASE DETAILS

The property is available on a new effectively full repairing and insuring lease, the length of which is negotiable. Each party will be responsible for its own legal costs in the matter.

VIEWING

Strictly by appointment with the Letting Agents Tel: 01904 679733






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N.B. Please note that the plan is the latest available edition. Occupation of units obviously can change and interested parties are advised to check latest occupation of properties by personal inspection.

IMPORTANT NOTICE

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