



RUGBY

15 NORTH STREET A1 – A2 PLANNING A3/5 STPP



LOCATION

The Clock Towers Shopping Centre is the prime shopping centre destination in Rugby town centre providing 210,000 sq ft of retail accommodation and benefiting from 550 car parking spaces.

The Unit is situated in a busy trading location on North Street located adjacent to **New Look**, quality Supermarket and **Domino's Pizza** with Bus stops close by.

DESCRIPTION

The premises are arranged over ground and first floor, comprising the following approximate net internal floor areas:-

Ground Floor	116 sq m	1,250 sq ft
First Floor	32 sq m	347 sq ft

TERMS

The unit is available by way of a new 10 year full repairing and insuring lease subject to 5 yearly upward only rent reviews.

RENTAL

£20,000 per annum exclusive

RATES

Rateable Value 2010:	£15,750
UBR 2015/2016:	0.48
Estimated Rates Payable:	£7,560

We recommend all parties make their own enquires.

SERVICE CHARGE

An annual service charge is payable of £2,083 plus £797 insurance per annum.

VIEWING

Strictly via appointment only:-

Beth Brading
Tel: 020 7338 4362
Email: beth.brading@bnpparibas.com

Or via our joint letting agents Jackson Criss
(Andrew Criss/Simon Carr)
020 7637 7100

SUBJECT TO CONTRACT

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