

****STRICTLY CONFIDENTIAL, STAFF UNAWARE****

Scarborough, Unit B - Seamer Road, YO12 4HE



LOCATION

This retail warehouse unit fronts Seamer Road, the main arterial route into Scarborough town centre. The subject property benefits from large on-site parking, great prominence and sits alongside Currys-PC World. The subject property is also within close proximity to the newly opened Lidl. We understand the population for the area of Scarborough is approximately 75,000.

DESCRIPTION

The property extends to the following approximate dimensions. Interested parties are advised to undertake their own calculation.

Unit B	12,602ft ²	1,171m ²
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TENURE

The unit is available by way of new FR&I lease for a term of 15 years.

RENT

Available upon request.

RATES

Information obtained from the VOA website indicates that the rates for the property are as below. Interested parties are advised to make their own enquiries with the Local Authority for verification.

Rateable Value – £131,000

Rates Payable 2020/21 (50.4p) - £66,024pa

VIEWINGS

Strictly by appointment only via Burns Property Consultants.

EPC

Available upon request.

CONTACT

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Subject to Contract 15.05.2020



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