

Prominent Corner Unit to Let

ST ALBANS

89-95 St Peters Street

Location

The property occupies an enviable trading position on the junction of St Peters St and Catherine St. National multiple retailers located close by include Poundland, The Entertainer and Metro Bank. The surrounding area is popular with the towns night-time trade, with numerous public houses and restaurants nearby.

An extract from the street plan is attached upon which the property has been highlighted.

Accommodation

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

Ground Floor	3,709 sq ft	344.58 sq m
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Rent

Rent Upon Application.

EPC

An EPC has been commissioned and a copy can be made available upon request.



Rates

We have been verbally advised that the property is assessed as follows:-

Rateable Value	£66,257
UBR(2020/2021)	£0.512
Rates Payable	£33,924

Interested parties are advised to make their own enquiries to the Local Authority.

Legal Costs

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

Viewing

All viewings are strictly by prior appointment.

For further information or arrangements to inspect please contact:

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