

AWAITING PHOTO

## CREWE 64 MARKET STREET

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### LOCATION

Crewe is located in the north west of England approximately 15 miles north west of Stoke and 24 miles east of Chester with a population of circa 72,000.

The subject premises occupy a prominent location on Market Street adjacent to **William Hill** and **Thomas Cook**. Nearby occupiers include **Greggs**, **Boots**, **JD Sports** and an **Asda superstore**.

### ACCOMMODATION

The premises provide the following approximate net internal floor areas:-

Ground Floor	66.89 sq m	(720 sq ft)
First Floor	58.44 sq m	(629 sq ft)

### TERMS

The shop unit is available on a new effectively full repairing and insuring lease for a term to be agreed

### RENT

£22,500 per annum exclusive.

### RATES PAYABLE

Rateable Value (2017) £27,250

Interested parties are advised to make their own enquiries with the Local Authority (Tel: 03000 501 501) or visit [www.voa.gov.uk](http://www.voa.gov.uk).

### COSTS

All figures quoted are subject to VAT where applicable. The ingoing party is to be responsible for their own legal costs incurred in the transaction.

### EPC

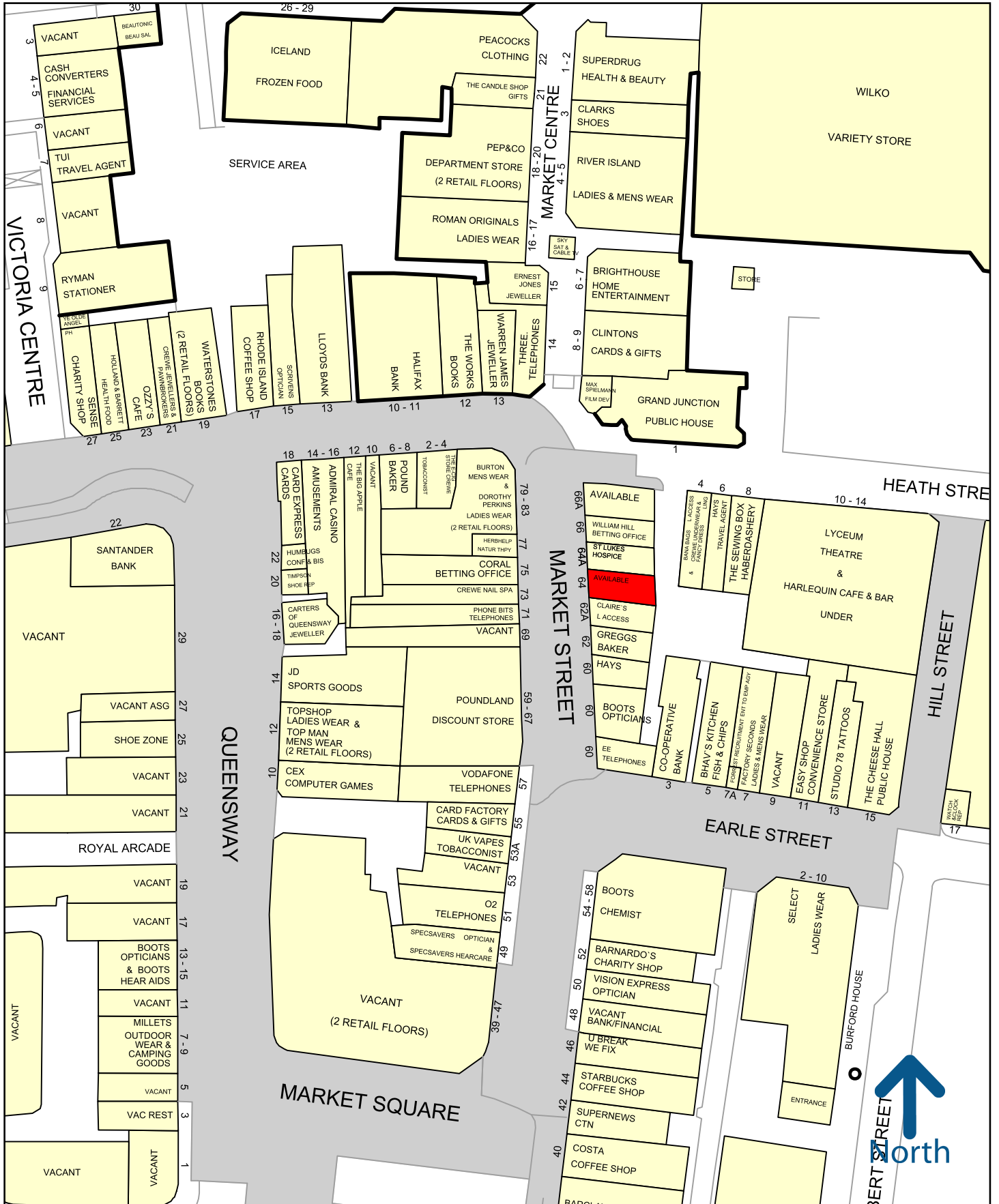
The property has an EPC rating of D (94) A copy of the EPC is available upon request.

### SUBJECT TO CONTRACT & WITHOUT PREJUDICE



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