

TO LET

1 Cleveland Street,
Wolverhampton,
WV1 3HR

New Retail Units Within Wolverhampton City Centre

- Prominent corner location
- Lies close to Sainsburys supermarket and Wulfrun Shopping Centre
- New retail unit(s).
- White Boxed condition
- Units available from 1,400 sq ft to 5,600 sq ft
- Incentives available



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Location

The premises are prominently situated at the busy junction of Cleveland Sr & Victoria St and lie a short walk from Sainsburys and the Wulfrun Shopping Centre, where numerous national operators are represented including **Primark, Iceland** and **Specsavers**.

Description

The premises comprise of a large open planned retail space that can easily be subdivided into smaller units subject to terms being agreed.

The development benefits from a service yard to the rear.

Accommodation

Space is available from **1,400 sq ft to 5,600 Sq ft**

Rent

£17,500 pa.

Tenure

The premises are available to let by way of a new fully repairing and insuring leases, terms to be agreed.

VAT

We understand that VAT is payable on the rent.

Legal Costs

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

EPC

The premises have yet to be assessed for energy performance purposes.

Service Charge

All tenants will be required to contribute to an ad hoc service charge for the maintenance of the structure.

Security

It is likely that the Landlord will require a security deposit and/or personal guarantee by way of security from the successful applicant, together with credit/company checks as appropriate.

Viewings

Strictly by appointment with the Sole Retained Agents.

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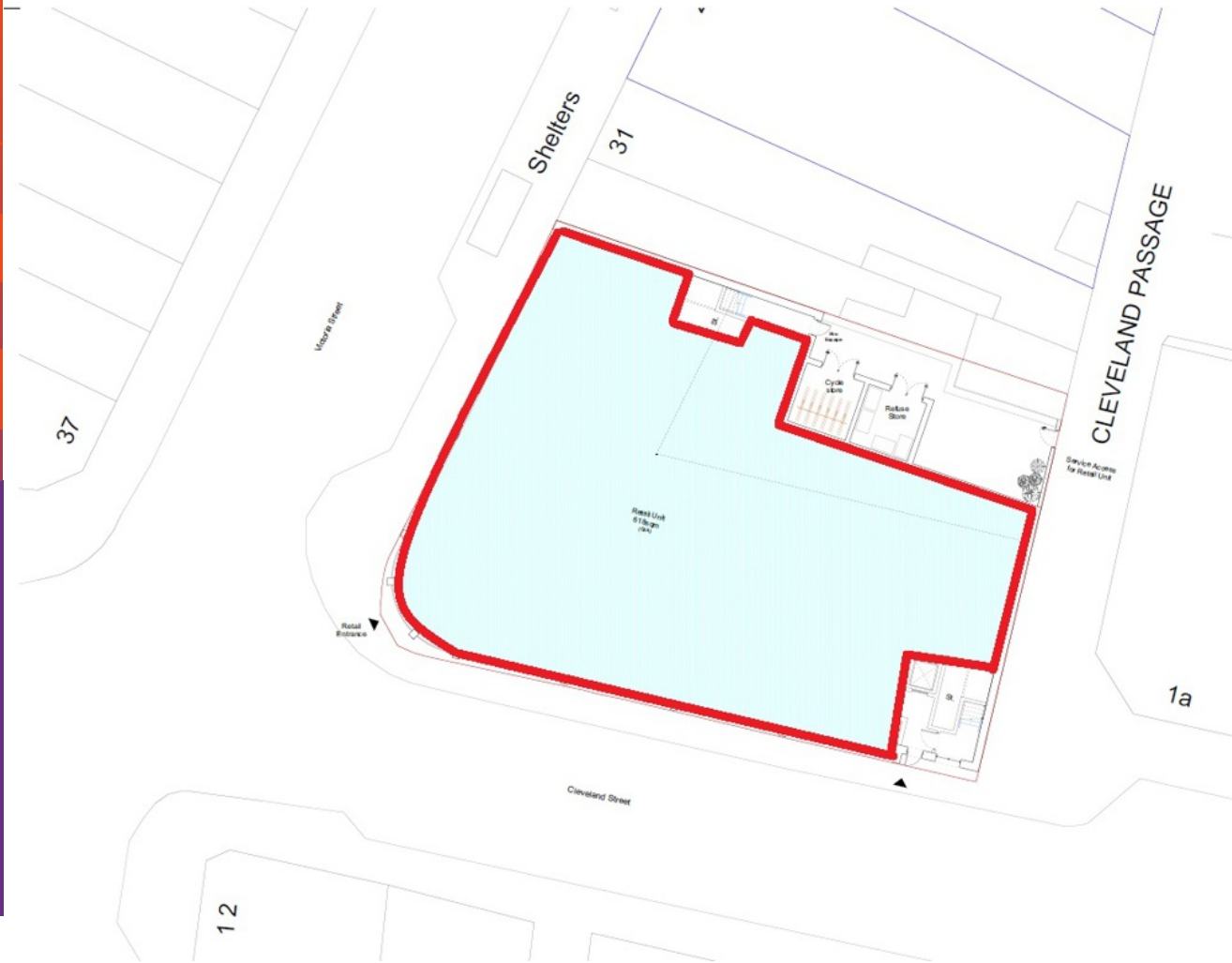
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