

# HULL

## UNIT G30 PRINCES QUAY SHOPPING CENTRE

### WEST ARCADE UNIT TO LET OPPOSITE PRIMARK

#### LOCATION

The Princes Quay Shopping Centre extends to **c.300,000 sq ft** and comprises over **80 shops** and stores, a **10-screen Vue Cinema** and **980-space multi-storey car-park**.

The Centre has strong major retailer tenant mix including **Top Shop, River Island, Monsoon, Republic, Warehouse** and **BANK**.

Recently fully refurbished, Unit G30 is situated in a busy location on West Arcade opposite **Primark**. The unit's corner location provides the unit with significant prominence.

#### ACCOMMODATION

The premises offer the following approximate dimensions and net floor areas:-

Ground Floor Sales	77.48 sq m	834 sq ft
--------------------	------------	-----------

#### LEASE

The unit is available on a new lease for a term to be agreed.

#### RENT

£ **43,500** per annum exclusive of business rates, service charge and VAT.

#### ENERGY PERFORMANCE CERTIFICATE

The Energy Performance Asset Rating is Band E (119). A full copy of the EPC is available upon request.



#### COSTS

The ingoing tenant is to be responsible for all legal costs, stamp duty and VAT incurred in the transaction.

#### RATES

We are advised the property is assessed as follows:-

Rateable Value	£ 15,750.00
UBR (2014/2015)	48.2p
Rates Payable (2014/2015)	£ 7,418.25

This firm gives no warranty that these figures are accurate and interested parties are advised to make their own enquiries with Hull City Council Business Rates Department (tel: 01482 300300). The Rates Payable may be subject to transitional relief.

#### VAT

Unless otherwise stated all prices and rents are quoted exclusive of VAT. Any intending purchaser or lessee must satisfy themselves independently as to the incidence of VAT in respect of any transaction.

#### VIEWING & FURTHER INFORMATION

Please direct all enquiries to the joint agents:

Alex Mayor D: 0113 383 3757  
E: alex.mayor@brassrow.co.uk

Jason Oddy D: 0113 383 3759  
E: jason.oddy@brassrow.co.uk

or

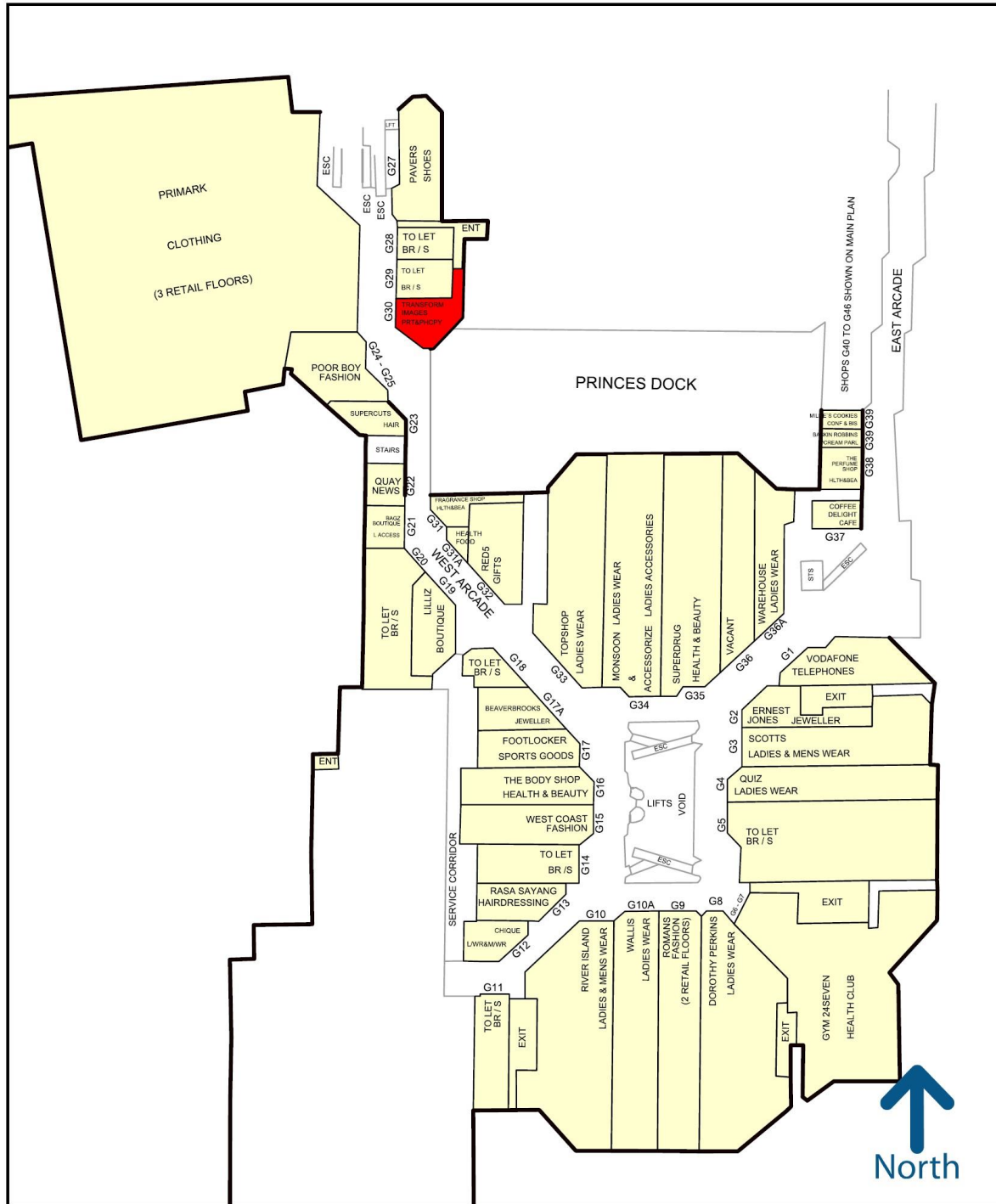
Steve Henderson (tel: 0113 220 1206) and  
Carlene Hughes (tel: 020 7409 8177) at Savills.

#### SUBJECT TO CONTRACT

Princes Quay Shopping Centre supports the aims and objectives of the Code for Leasing Business Premises in England and Wales 2007. Further information can be found by following the link:-

<http://www.leasingbusinesspremises.co.uk>

[www.brassrow.co.uk](http://www.brassrow.co.uk)



50 metres

Experian Goad Plan Created: 19/11/2014  
Created By: Brassington Rowan

For more information on our products and services:  
www.experian.co.uk/goad | goad.sales@uk.experian.com | 0845 601 6011



Copyright and confidentiality Experian, 2014. © Crown copyright and database rights 2014.  
Ordnance Survey 100019885