



Blackpool – 19/21 South King Street

Contact us on:
0161 431 0660

Location

The property occupies a mid parade position fronting South King Street, to East of the retail centre of Blackpool, close to the junction with Church Street. The premises benefit from street parking to the front and nearby occupiers include **Cash Converters, Adelaide Road Surgery, Well Pharmacy** and **The Frenchman's Cove Pub**.

Car Parking

Street Parking is available to the front of the premises.

Accommodation

The property comprises a mid parade retail unit arranged over ground and first floors, providing the following floor areas:

Ground Floor Sales	586 sq ft
First Floor Store:	480 sq ft
Total:	1,066 sq ft

Goad Plan



Lease

Term: A term of 15 years expiring 2 November 2020

Current Rent: £15,000 per annum

Rent Review: Upwards only to OMRV.

Review Pattern: 3 yearly

Energy Performance Certificate

An EPC is available upon request.

Business Rates

The Valuation office have confirmed the premises have been assessed for rating purposes as follows:

Rateable Value (2017): £4,150

Viewing

Strictly by arrangement via agents Hynes Illingworth:

Andrew Hynes

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Freehold

A freehold sale with vacant possession will be considered.

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