

FITZWILLIAM ESTATES

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www.maltonestate.co.uk

12/14 MARKET STREET, MALTON



RETAIL UNIT FOR LET ON MARKET STREET

A three storey retail unit on Market Street. This property is capable of being split into two separate units. Nearby occupiers include a Beauty Therapists, Hairdressers, Ladies hat & dress shop, Jewellers, Gift & interior store, Tapas restaurant, Estate Agent & Computer sale and repair centre.

APPROXIMATE FLOOR AREAS:

14 Market Street:	12 Market Street:
Ground Floor Sales 37sqm	Ground Floor Sales 30sqm
Ground Floor Stores 17sqm	First Floor Stores 17sqm
First Floor Stores 28sqm	
Second Floor Stores 17sqm	

RATEABLE VALUE:

The rateable value of the property is: £10,750 (Draft 2010 Rating)
Approximate rates payable: £4,450 (Based on 2010/11 multiplier of 41.4p)
(source: www.voa.gov.uk)

LEASE DETAILS:

Flexible terms available for a full repairing and insuring lease.

RENT:

£10,000 pa for the whole of the property
£5,000 pa per unit if the property is split into two units.

Rent is exclusive of out-goings, rates and VAT if applicable.
The property is registered for VAT

WITHOUT PREJUDICE & SUBJECT TO CONTRACT

Fitzwilliam (Malton) Estate gives notice (i) The particulars are set out as a brief outline only to indicate availability and do not constitute, nor constitute part of, an offer or contract. (ii) All descriptions, dimensions, references to condition and necessary permissions for use and occupation and other details are given without responsibility. Any intending tenants should not rely on them as statements or representations of fact but must satisfy themselves by inspection or otherwise as to the correctness of each of them. (iii) No person in the employment of Fitzwilliam (Malton) Estate has any authority, to make or give any representation or warranty whatever in relation to this property