Stockport

6 Kennerley Road, SK2

Prominent Low Cost 450 sqft Retail Unit with direct frontage onto Kennerley Road with visibility from Buxton Road

Summary

Demise 1 Floor

Size 450 sq ft (41.81 sq m)

Rent £10,000 per annum

Service Charge n/a

Rates Payable

Viewing strictly by prior appointment with MBRE

Summary

Available Size	450 sq ft
Rent	£10,000 per annum
Rateable Value	£5,100
Service Charge	N/A
Estate Charge	N/A
EPC Rating	Upon enquiry

Key Features

- Ground Floor Retail Unit
- Prominently Located
- Low commercial RV: £5,100 - Nil rates
- Suitable for all "E" Class Uses

Description

The property occupies the central building of a mixed commercial and residential terrace of three adjoining two storey properties of traditional construction with brickwork elevations under a pitched slate roof. The property provides separately accessed ground floor retail premises

6 Kennerley Road: 427 Sq.ft overall comprising:-
Main sales: 236 Sq.ft - 16'2'' x 14'6''.
Rear office: 173 Sq.ft - 12'8 x 14'6''.
Store: 6 Sq.ft - 2'4'' x 2'4''.
Foyer: 12 Sq.ft - 4'0'' x 3'0''.
Toilet facilities including low level w.c/sink.

Location

The property is located fronting Kennerley Road at the junction with Buxton Road a short drive from the centres of Hazel Grove and Stockport and the M60 Motorway.

- Stockport: 1.5 miles.
- Hazel Grove: 2 miles.
- M60: 2 miles.

Rateable Value

6 Kennerley Road RV: £5,100.
Small Business Rates Multiplier 2022/23: 49.9p.
100% SBRR available - Nil payable rates.
Stockport Council - 0161 474 5188.

Tenure

On a leasehold basis with terms to be agreed

Rent

£10,000 per annum

Services

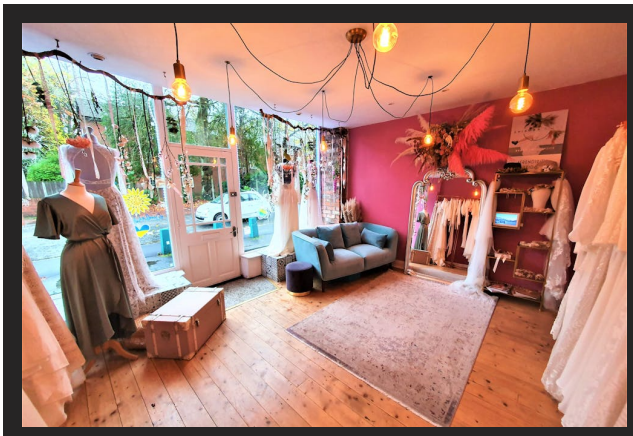
Mains services are available including gas, electricity, water and drainage.

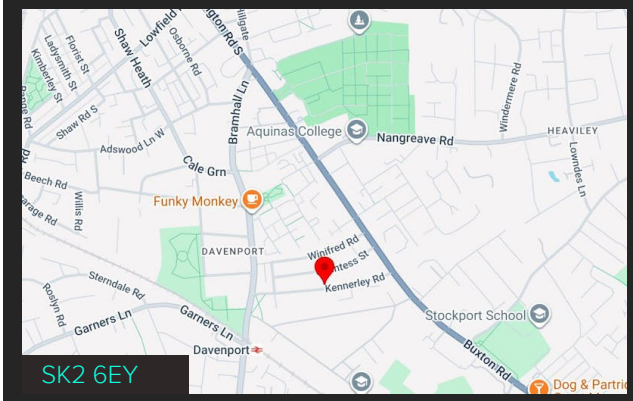
Conditions

Subject to Contract.

Planning

We understand the property benefits from E uses. Tenants to make their own enquiries.





Viewing & Further Information

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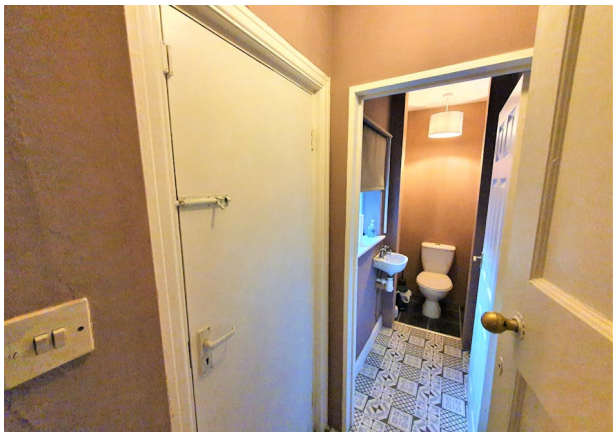
All figures quoted are exclusive of but subject to VAT