

VIBRANT MIXED LEISURE, RESTAURANT & RETAIL SCHEME | 268.30 SQ.M (2,888 SQ.FT)

UNIT 13 PIRIES PLACE HORSHAM RH12 1NY

bf
brasier freeth



UNIT 13 PIRIES PLACE HORSHAM

RH12 1NY

LOCATION

Horsham is a historic and affluent market town with a vibrant centre, benefiting from strong transport links to London, Gatwick Airport & the south coast. Situated in West Sussex, Horsham is strategically located 40 miles south of Central London, 23 miles north of Brighton & 9 miles west of Crawley.

Horsham is a popular London commuter town, with regular direct rail services to London Victoria and London Bridge with a fastest journey time of 50 minutes. The town also has excellent road communications primarily due to the A24 trunk road, which is situated west of the town centre.

Piries Place is a 50,000 Sq.ft mixed-use development located in the heart of Horsham town centre providing a high quality leisure-led destination, complimenting the existing retail & leisure offer in the area. The scheme benefits from outside dining & entertainment areas situated alongside an Everyman Cinema & Premier Inn. Other occupiers include The Red Deer Pub Brasserie, Miller & Carter Steakhouse, Sit & Sip, Starbucks, The M Bar, and the recently opened Turquaz.

The scheme also includes a wide range of independent retail occupiers and sits directly adjacent to a new 320-space car park.

Full details of Piries Place can be viewed at www.piriesplacehorsham.com.

Retail Opportunity
TO LET



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DESCRIPTION

The premises currently comprise large open plan, ground floor accommodation benefitting from excellent return frontage along with provision for extensive outdoor seating in addition to rear loading facilities and opposite one of Horsham's main town centre car parks.

ACCOMMODATION

The accommodation comprises the following approximate gross internal floor area:

Floor	Size Sq.m	Size Sq.ft
Total	268.20	2,888

TERMS

A new effectively full repairing and insuring lease is available upon terms to be agreed.

RENT

£65,000 per annum exclusive plus VAT.



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SERVICE CHARGE

There shall be a service charge towards the upkeep and maintenance of the common parts of the estate. Further details upon request.

EPC

Further details available upon request. C 73.

BUSINESS RATES

For rates payable please refer to the Local Charging Authority, Horsham District Council - 01403 215100.

LEGAL COSTS

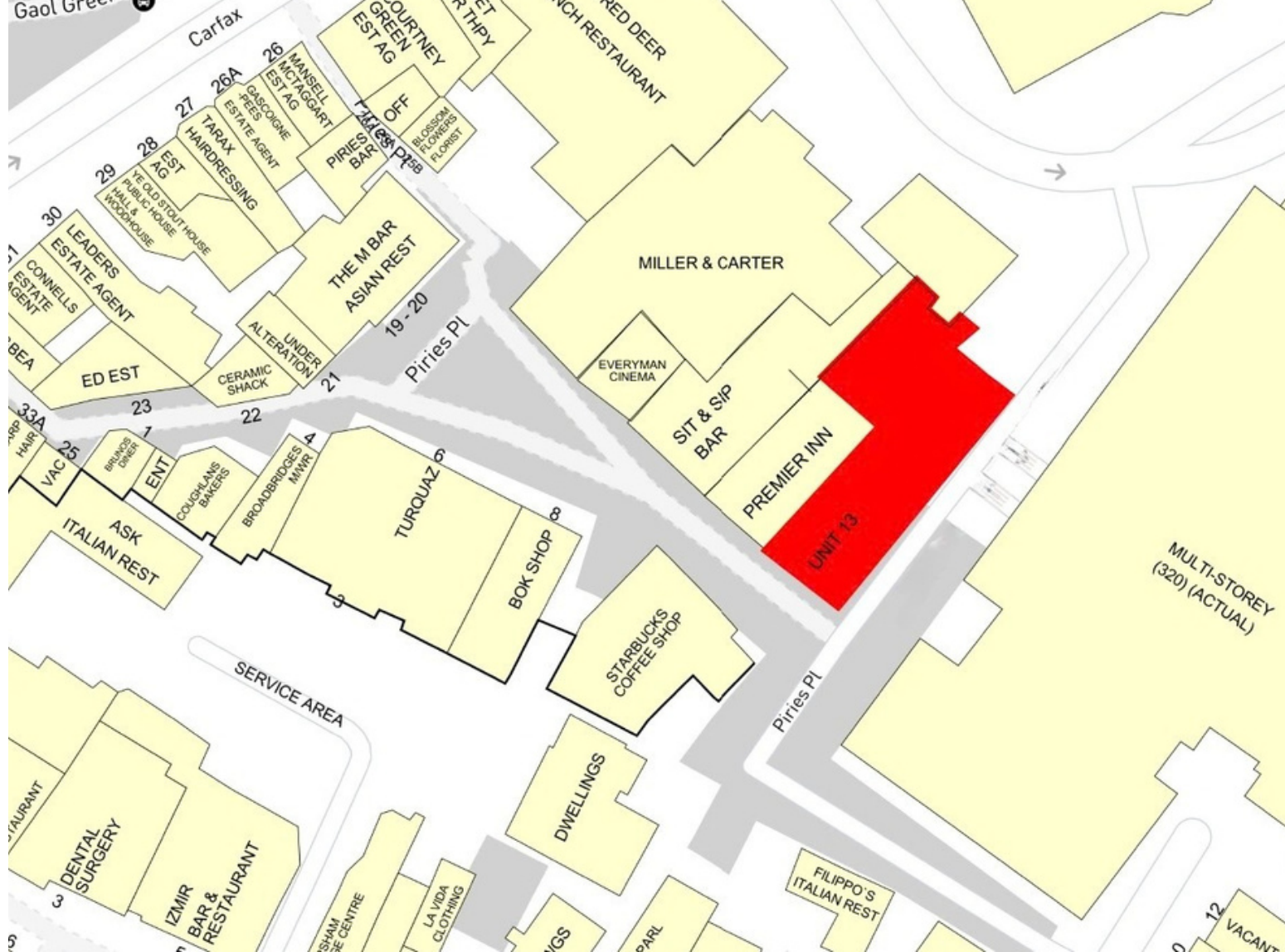
Each party are to be responsible for their own legal costs incurred in this transaction.

VAT

VAT will be applicable on the terms quoted.

LEASING BROCHURE

[Here >](#)



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