Sixteen.

Leisure, Retail TO LET



Drakehouse Mill, Drake House Way, Waterthorpe, Sheffield, S20 7JJ

Former Public House available to let/may sell. Suitable for a variety of uses.

Summary

Tenure	To Let
Available Size	6,303 sq ft / 585.57 sq m
Rent	£100,000 per annum
Rateable Value	£71,500
EPC Rating	Upon enquiry

Key Points

- Busy district centre
- 2 Tram interchanges nearby
- Nearby occupiers include TK Maxx, Boots, and Argos
- Site area of 1.094 acres with
 0.45 acres of parking spaces

- Free car parking
- Nearby Bus station
- Public house fitted

Drakehouse Mill, Drake House Way, Waterthorpe, Sheffield, S20 7JJ

Summary

Available Size	6,303 sq ft
Rent	£100,000 per annum
Rateable Value	£71,500
EPC Rating	Upon enquiry

Description

Formerly The Drakehouse Mill Pub, this space is located between the Crystal Peaks shopping Centre and the Drakehouse Retail park, as well as the Crystal peaks retail park and a close by village. The ground floor and first floor combines to offer 6303 sq ft of space in this popular shopping area.

Location

Situated halfway between Sheffield and Chesterfield, the Crystal Peaks caters to a wide catchment.

Accommodation

The accommodation comprises the following areas:

Name	sq ft	sq m	Availability
Ground - Ground	5,603	520.54	Available
1st	700	65.03	Available
Total	6,303	585.57	

Rates

Interested parties should make their own enquiries with the local rating authority regarding the retail and hospitality rates relief scheme. The scheme currently provides 75% relief until the end of March 2025. From 1st April 2025 this will reduce to 40%.





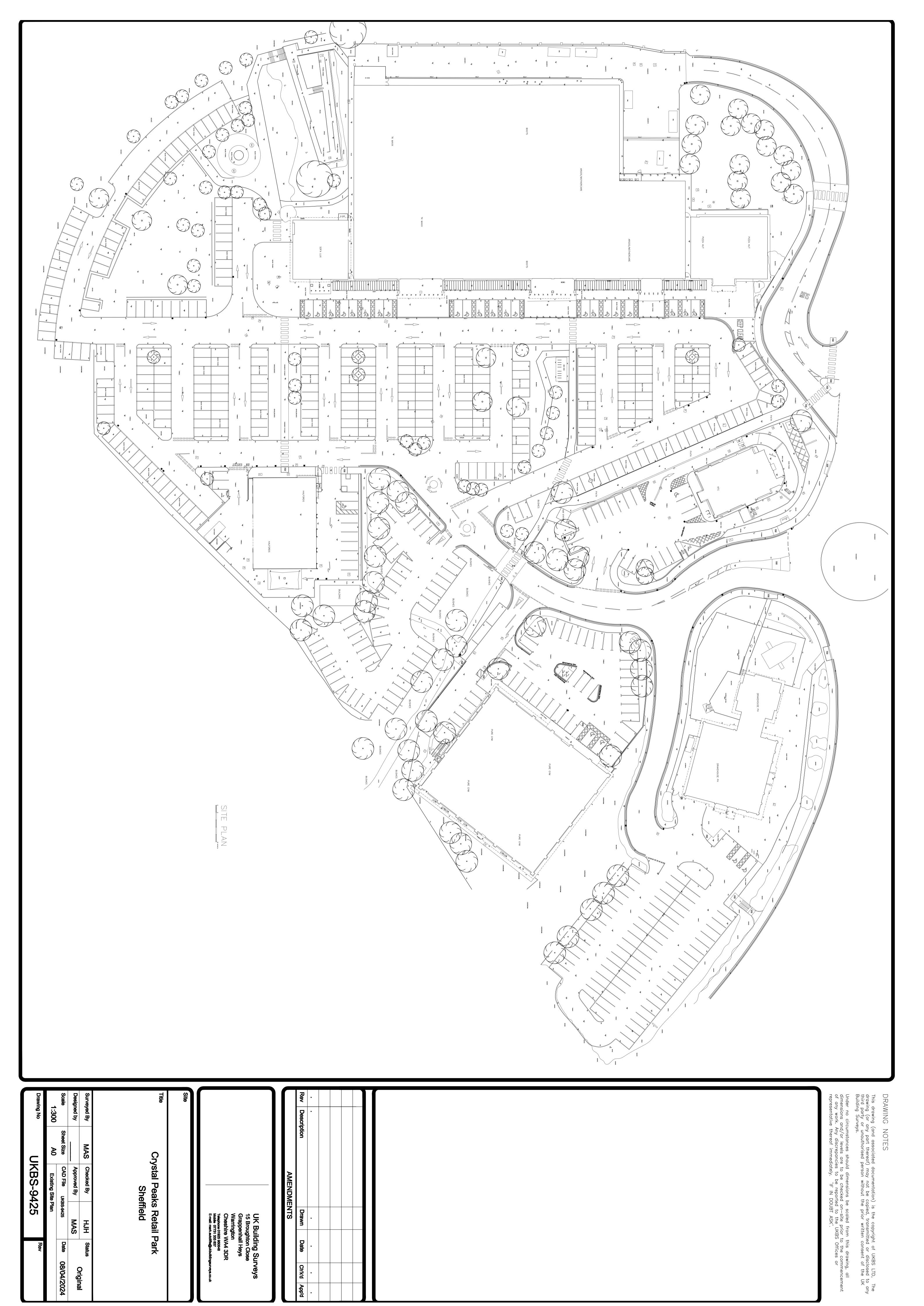


Viewing & Further Information

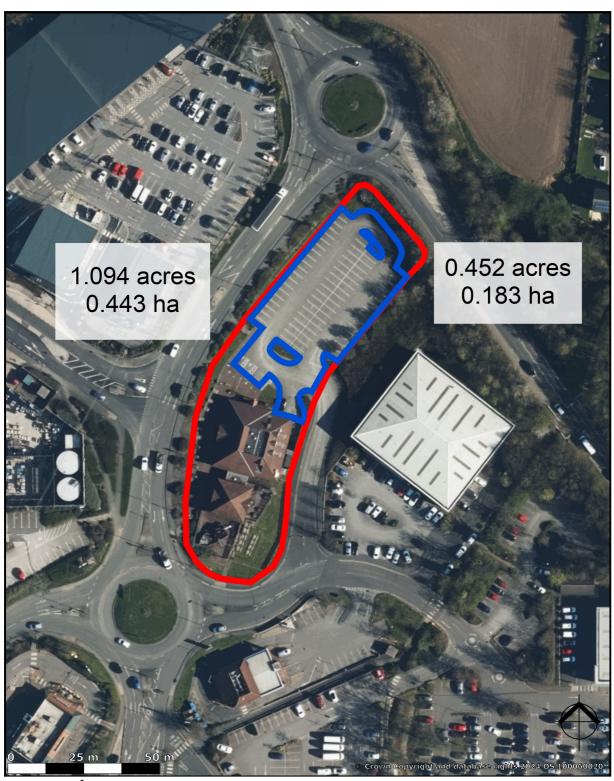


Nicola Harrington 07971 183 165 nicola@sixteenrealestate.com

Agents Note: Under Money Laundering Regulations, we are obliged to verify the identity of a proposed purchaser/tenant once a sale/letting has been agreed and prior to instructing solicitors. This is to help combat fraud and money laundering and the requirements are contained in statute. An email will be sent to the proposed purchaser/tenant once the terms have been agreed.







created on **edozo** Plotted Scale - 1:1,250