



AVAILABLE TO LET

## 10 Commercial Street

10 Commercial Street, Harrogate, North Yorkshire HG1 1TY



Retail for rent, 342 sq ft, £12,000 per annum

To request a viewing call us on (01423) 547313

For more information visit <https://www.realla.co.uk/m/46855-10-commercial-street-10-commercial-street>

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### Retail premises in Harrogate town centre

The property is situated on Commercial Street, close to Station Parade and its intersection with Beulah Street. Nearby occupiers include The Cheese Board, Shelter, Age UK, Martin House, RSPCA, Bek's Electrical and over 20 independent shops with its own commercial street retailer group.

The premises comprise a ground floor retail unit within a mid-terrace, three storey building under a pitched tiled roof offering retail accommodation and ancillary staff facilities to the rear of the unit.

#### Highlights

- Retail premises in Harrogate town centre
- Ground floor retail unit
- Ancillary staff facilities to the rear

#### Property details

<b>Rent</b>	£12,000 per annum
<b>S/C Details</b>	£1,000 will be charged per annum for external repairs and maintenance
<b>Rateable value</b>	£10,250
<b>Building type</b>	Retail
<b>Planning class</b>	A1
<b>Size</b>	342 Sq ft
<b>VAT charges</b>	We understand that the property is not elected for VAT and so no VAT is currently payable.
<b>Lease details</b>	The property is available to let by way of a new full repairing and insuring lease for a term to be negotiated.
<b>EPC category</b>	B
<b>EPC certificate</b>	Available on request

Unit	Floor	Size sq ft	Rent pa	Planning usage	Status
10 Commercial Street	Ground Floor	342	£12,000.00	A1	Available

#### More information

[Visit microsite](#)

<https://www.realla.co.uk/m/46855-10-commercial-street-10-commercial-street>

#### Contact us

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Quote reference: RENT-46855

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