

**53a Market Street, Crewe, Cheshire
CW1 2EY**



FOR LEASE TOWN CENTRE RETAIL UNIT

Totalling 1,114.06 sq.ft (103.5 sq.m)

Location:

The retail unit is in the town of Crewe in south Cheshire, boasting a population of 70,000 and is most famous for its large railway junction and home to Bentley Cars. Today Crewe is a thriving town with a varied selection of retailers, Manchester Metropolitan University and the gateway to the Cheshire countryside.



Situation:

The premises is in the pedestrianised high footfall of Market Street with local occupiers including O2, Specsavers, Card Factory, Boots the Chemist, Poundland, William Hill, Greggs and Starbucks.



Accommodation:

The premises comprise of a ground floor sales area plus first floor WC and kitchen.

Ground floor sales	779.31 ft ²	(72.4 m ²)
First floor	334.75 ft ²	(31.1 m ²)
Total:	1,114.06 ft²	(103.5 m²)

Rental:

£20,500 per annum.

Rateable Value:

£26,750 pa. Uniform Business Rate 2022/2023: 49.9p

EPC:

Rating E (113)

Lease: Terms:

5 year FRI Lease.

Legal Costs:

Each party to pay their own.



Inspection:

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SUBJECT TO LEASE
JGF/VGM/JULY2022

