

COMMERCIAL PROPERTY RETAIL OPPORTUNITY



Sarre & Company
CHARTERED SURVEYORS

UNIT 2 PARADE ARCADE THE PARADE ST HELIER



283 SQ.FT.

TO LET



16 Gloucester Street, St.Helier, Jersey, Channel Islands, JE2 3QR

Tel: 01534 888848 Fax: 01534 888849

Email: property@sarreandcompany.co.uk www.sarreandcompany.co.uk



UNIT 2

PARADE ARCADE

THE PARADE

LOCATION

The shop forms part of the Parade Arcade, which is located a short walk away from the main retailing areas of King Street and Charing Cross and opposite Parade Gardens. The Arcade is home to a mixture of beauty salons, hairdressers and eateries. Nearby parking is available in Patriotic Car Park

We attach a location plan for reference purposes.

DESCRIPTION

The recently renovated property benefits from an efficient open plan niche retail space.

ACCOMMODATION

The approximate Net Internal Area of the unit is 283 sq.ft.

TENURE

The unit is to be let on a new internal repairing and insuring style lease, subject to Jersey Cost of Living rent reviews.

ASKING RENTAL

£12,000 per annum.

OCCUPATION

Immediately upon completion of legal formalities.

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LEGAL COSTS

Each Party to bear their own legal costs.

COVENANT STRENGTH

In line with normal market practice a suitable covenant or guarantee will be required by the lessor.

VIEWING

By contacting the Vendor's sole agent:

**Simon Gale LLP Hons AssocRICS, Alistair M Sarre BSc MRICS
Evie Wills BSc (Hons) or Reece Sarre**

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Jersey
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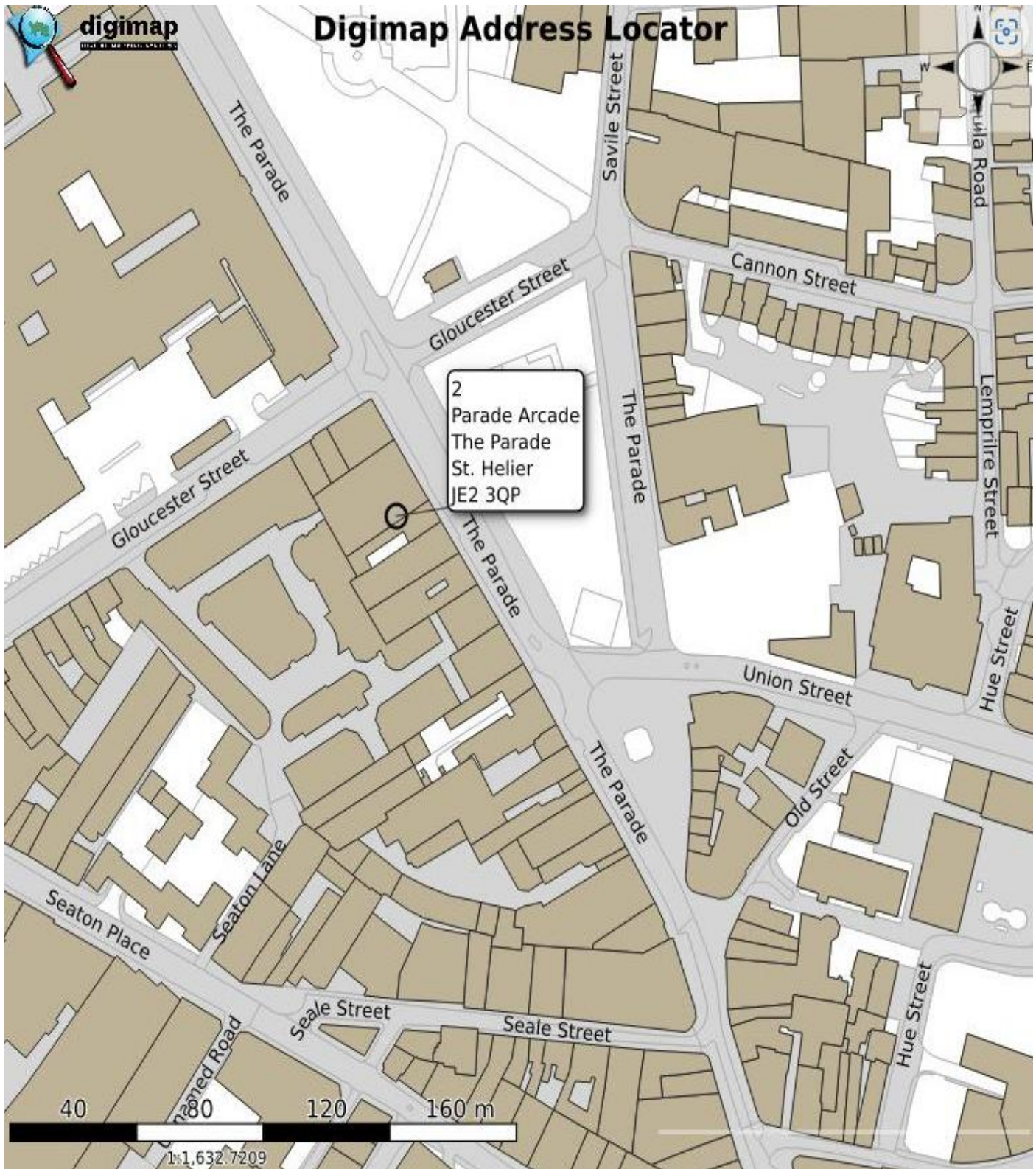
Website: www.sarreandcompany.co.uk

WHILST WE BELIEVE THESE PARTICULARS TO BE CORRECT NO RESPONSIBILITY CAN BE ACCEPTED FOR ANY INACCURACY

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