



Chartered Surveyors

2 Chapel Street

Belper, Derbyshire, DE56 1AR

Retail premises – To Let

Guide Price: From £240 pw ex



Superbly appointed Double Fronted Retail unit to Let

- High Profile Location at junction of A6 & King Street
 - Traffic & Pedestrian Crossing
- Adjoins link to new development site
- Character early 19th Century Building

2 Chapel Street, Belper, Derbyshire, DE56 1AR

Location

Located in the popular historical mill and market town of Belper (pop 21,000), Number 2 Chapel Street is situated on the main A6 through the town. Eight miles North of Derby, on the River Derwent. Belper has an eclectic mix of established shops, café's and businesses. Belper won the Best Market Town Award 2014 and named High Street Champion. Today the Town has a reputation for high quality niche shopping.

Description

Number 2 Chapel Street is a two-storey shop unit with double fronted sales window and storage area to first floor

Accommodation

Ground Floor

Retail Zone A	225 sq. ft.	20.88 sq. m
Rear Office	114 sq ft	10 sq m

First floor

Office/Stock	150.6 sq. ft.	14 sq. m
Kitchen	51.66 sq. ft.	4.8 sq. m

WC

(stated dimensions are approximate and for guidance only)

Outside

Small rear yard and store

Services

Mains water, electricity and drainage are connected

Planning

Established use – Retail sales

Business Rates

Taken from the the VOA web site - rateable value £7,400. A Business occupying the premises may qualify for 100% Small Business Rates relief.

Terms

Full Repairing and Insuring terms – 5 years minimum lease.

Tenant responsible for Landlords Legal costs of preparing the lease.

Rent

£12,500 per annum exclusive - No VAT.

Viewing

Strictly by prior appointment through Sole Agents Milner Commercial.

Contact

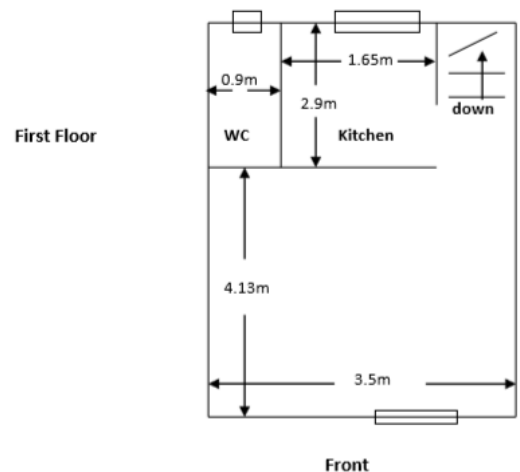
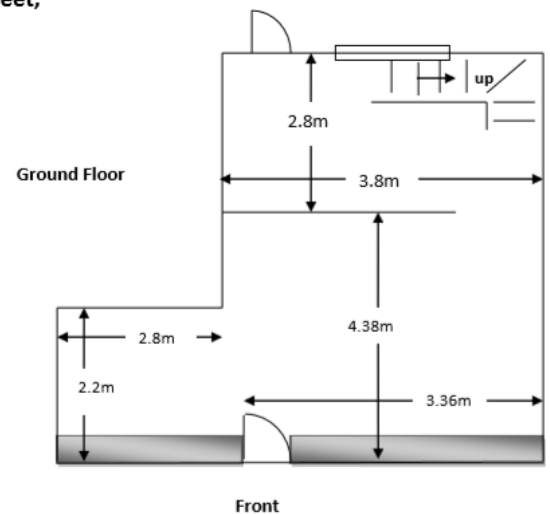
Peter Milner

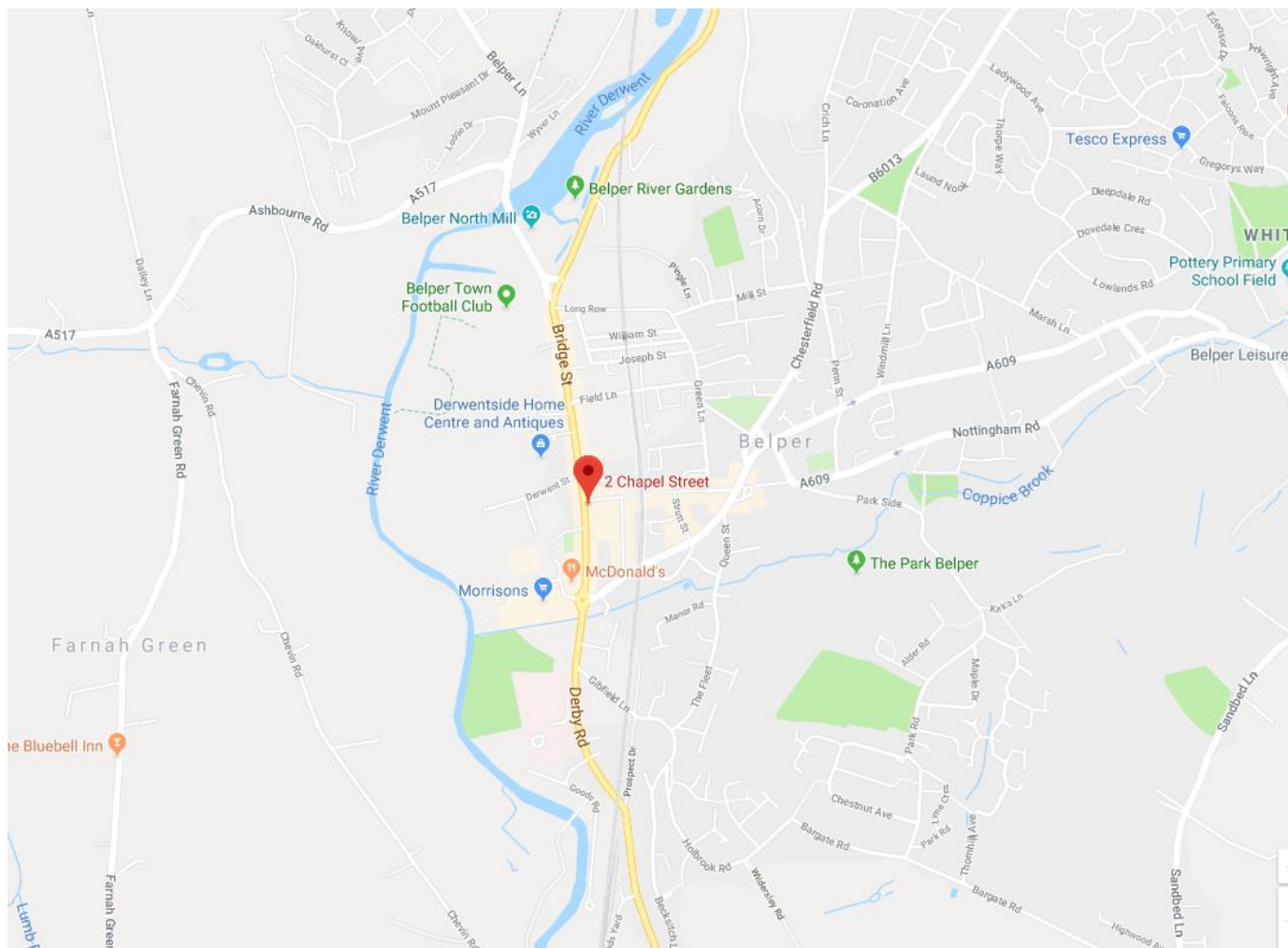
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2 Chapel Street,
Belper





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