

FULLY FITTED RESTAURANT UNIT TO LET

CHICHESTER

UNIT 9A, CHICHESTER GATE LEISURE PARK



KEY HIGHLIGHTS

- Chichester Gate Leisure Park is the only leisure park in Chichester and extends to over 500,000 sq ft.
- Other anchors located on the leisure site include Cineworld, Air Arena, Tenpin, Nando's and McDonalds.
- The site benefits from a 480 space car park.
- Located 500m south of Chichester city center, near to the busy A27 turn off and close proximity to Chichester railway station.
- 20 minute drive to population of 163,000 and 500m from Chichester College and University with 19,000 students.

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33 Margaret Street
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Accommodation

The unit is accessed via a ground floor entrance and sits adjacent to Taco Bell. The unit benefits from a large frontage displaying tenants name, outdoor seating and a large car park on its door step.

The premises is located on the ground floor, providing the following approximate floor areas:

Ground Floor 2,649 sq ft 246.10 sq m

Rent

Upon application.

Tenure

A new lease for a term to be agreed.

Use Class

A3 (other uses considered).

Rateable Value

£52,500.

(Interested parties are advised to make enquiries with the Local Authority).

Service Charge

£1.75 approximately per sq ft.

Legal Costs

Each party to be responsible for their own legal and professional costs incurred in this transaction. All figures quoted are exclusive of VAT where applicable.

EPC Rating

Available on request.

Further Information & Viewing

Further Information & Viewing upon request. Viewing strictly by appointment with Savills.



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