

KIOSK UNIT – To Let

Unit 27, The Riverwalk, Durham, DH1 4SL



Location

Durham has an urban population of 48,069 (Census 2011) with the wider County Durham area having approximately 522,100 residents (ONS 2016). Home to the globally acclaimed Durham University, the city is a destination for students worldwide.

This highly prominent unit is situated just off Framwellgate Bridge entrance and forms part of the established and successful Riverwalk scheme with nearby occupiers including **Zaap Thai, Starbucks, Cosy Club, Estabulo and Turtle Bay, along with the 6 screen Odeon Luxe Cinema.**

Accommodation

The unit extends to an approximate Net Internal Area of 215 sqft (20 sqm) all at ground floor level.

Planning

The premises currently benefit from Use Class E and may be suitable for other uses subject to planning.

Terms

The unit is available by way of new effectively full repairing and insuring lease at a commencing rent of £17,500 per annum.

The tenant will also be liable for service charge costs of approximately £1,300 per annum exclusive.

EPC

Available upon request.

Business Rates

The Rateable Value from April 2023 is £8,900.

VAT

Any reference to rent is deemed to be exclusive of VAT unless expressly stated otherwise. Any offer made will be deemed to be exclusive of VAT which will be chargeable.

Legal Costs

Each party to be responsible for their legal costs in relation to this transaction.

Viewing –

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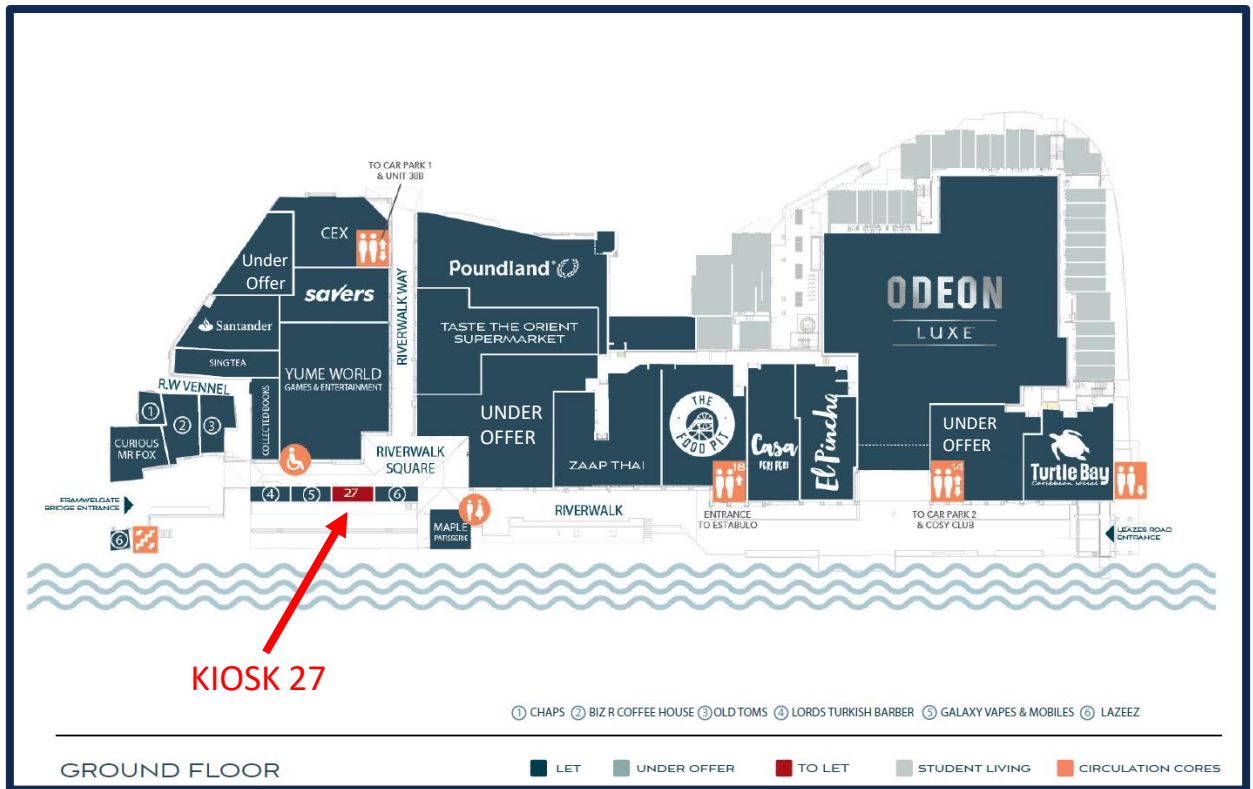
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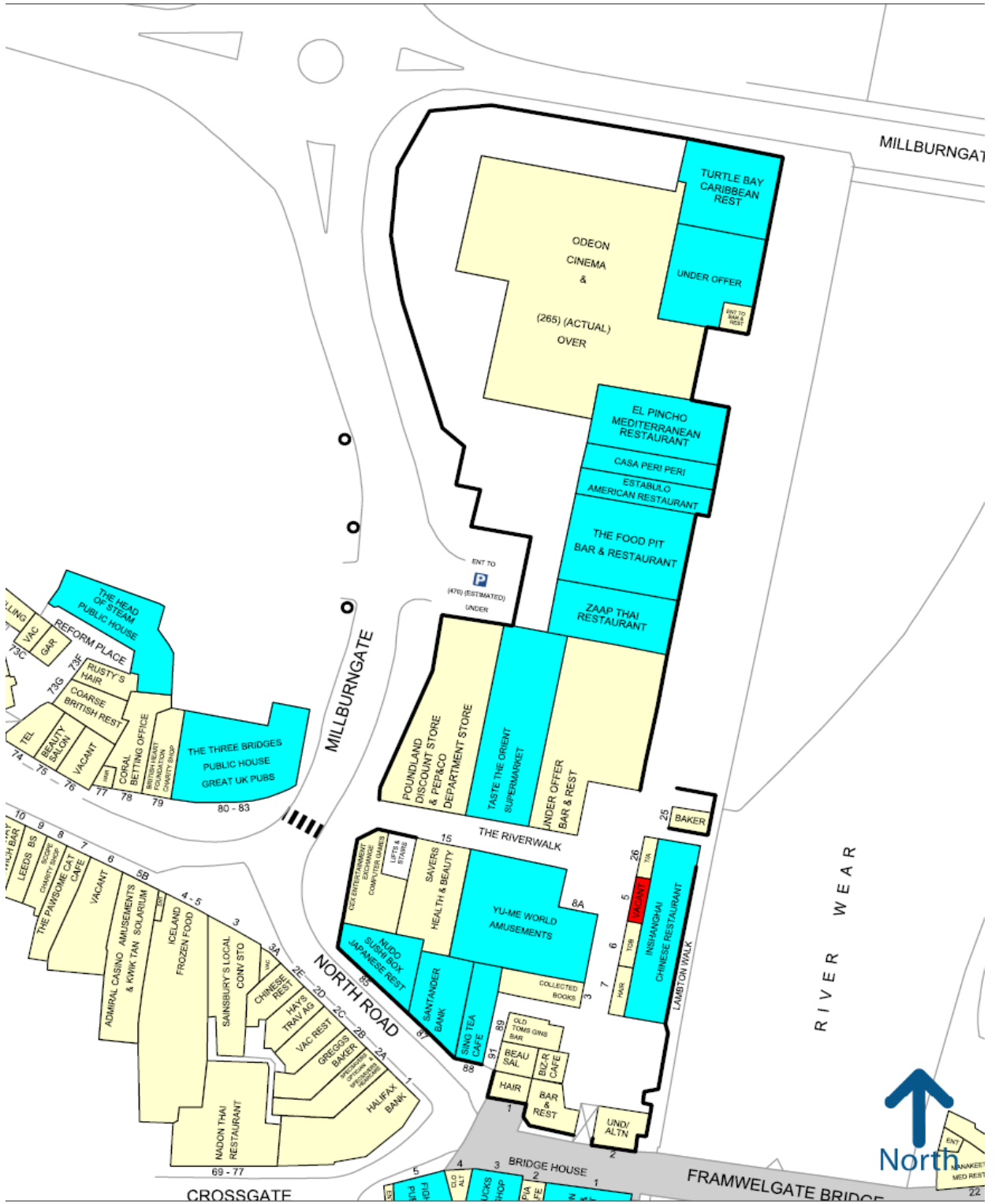
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 RETAIL & LEISURE PROPERTY CONSULTANTS
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