

Hexham - 9 Battle Hill, Northumberland NE46 1BA
Retail Shop to Rent



BLUE ALPINE

PROPERTY CONSULTANTS



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Retail Shop to Rent



Property Features:

- Comprises ground floor retail shop
- VAT is NOT applicable to this property
- Available on a new lease with flexible terms
- Located on Battle Hill, which forms part of the main vehicular route through Hexham town centre. Occupiers close by include Post Office, Oxfam, Convenience Store and many more.

Property Description:

Comprises large ground floor retail premises previously t/a charity shop, providing the following accommodation and dimensions:

Ground Floor: 117.40 sq m (1,264 sq ft)

Open plan retail, kitchen, storage, office, wc



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Terms:

Available on a new lease with terms to be agreed by negotiation

Rent: £250 per week (PCM: £1,083.33)

Deposit: £3,250 (3 Months)

Rateable Value:

Rateable Value - £13,750 p.a.

Rates Payable - £3,200 p.a. *

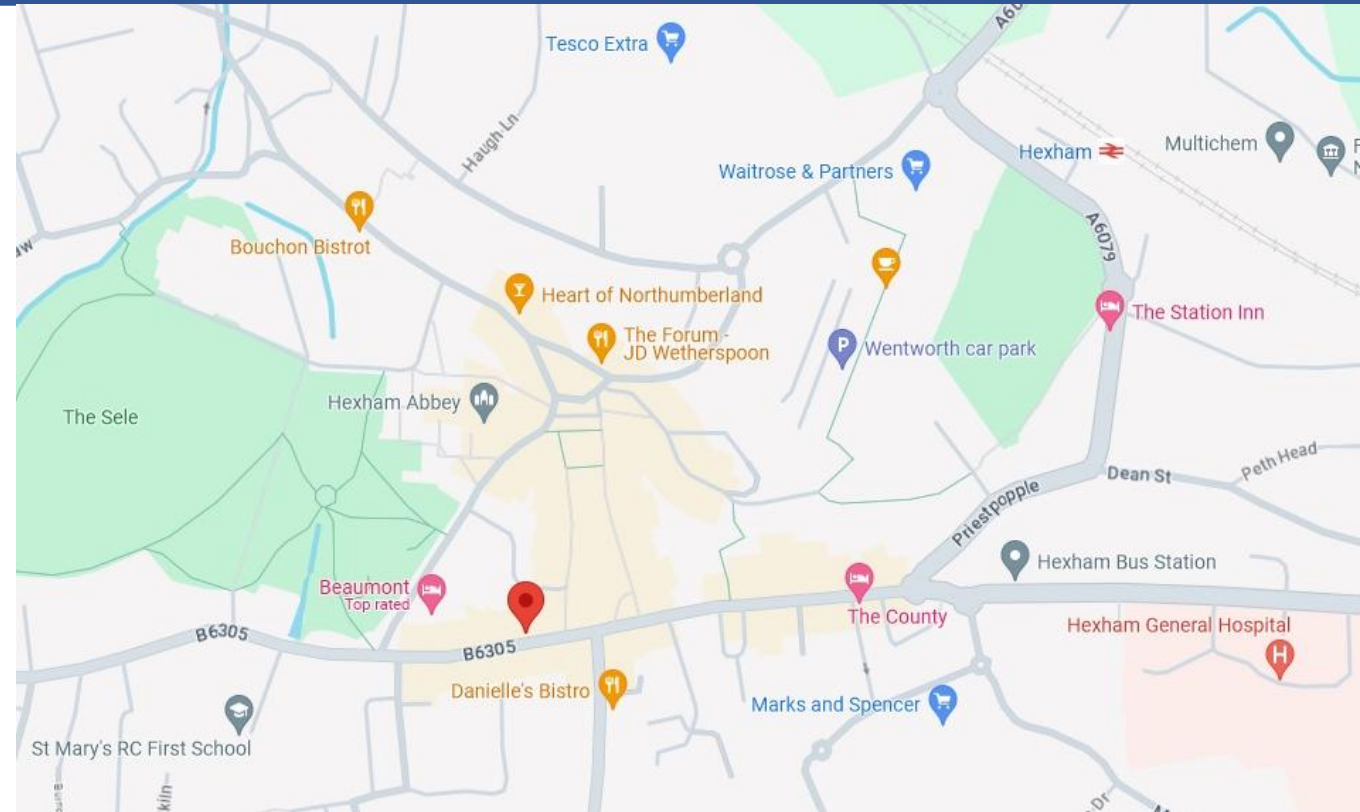
*Note - Small business rates relief available (subject to terms)

EPC:

The property benefits from a C Rating. Certificate and further details available on request.

Location:

Hexham is a thriving market town, lying adjacent to the A69 Trans-Pennine route, which provides access to the A1 trunk road some 20 miles to the east. Carlisle lies around 38 miles to the west and Newcastle upon Tyne City centre around 23 miles to the east. The property is located on Battle Hill, which forms part of the main vehicular route through Hexham town centre. Fore Street is located approximately 50 yards to the east. The property adjoins the Globe Inn, and is directly opposite the town's Post Office.



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Contacts:

For further information or to schedule a viewing, please contact a member of our team below.



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