



SMITHYOUNG

TO
LET



PRIME RETAIL OPPORTUNITY – PLYMOUTH

5 Old Town Street, PL1 1DA

Location

Plymouth is the largest city in the South West peninsula with an urban population of 241,000 and a catchment within 12 miles of 350,000. The subject property is located on Old Town Street, directly adjacent to Subway, Thomas Cook and RBS and opposite Drake Circus, the prime Shopping Centre in the City providing 580,000 sq ft of prime retail anchored by Next, M&S and Primark with an annual footfall in excess of 18 million.

Accommodation

The premises provide the approximate net internal floors areas:

Ground Floor	64.2 m ²	691 ft ²
First Floor	57.5 m ²	619 ft ²

Term

Available on a short term lease only.

Rent

On application.

Service Charge

On application.

VAT

VAT, if applicable will be charged at the standard rate.

Business Rates

We understand that the property is assessed as follows:

Rateable Value: £38,000

UBR (2016/2017): £0.497

Interested parties should make their own enquiries with the Local Authority to verify this information.

EPC

The energy performance certificate can be made available on request.

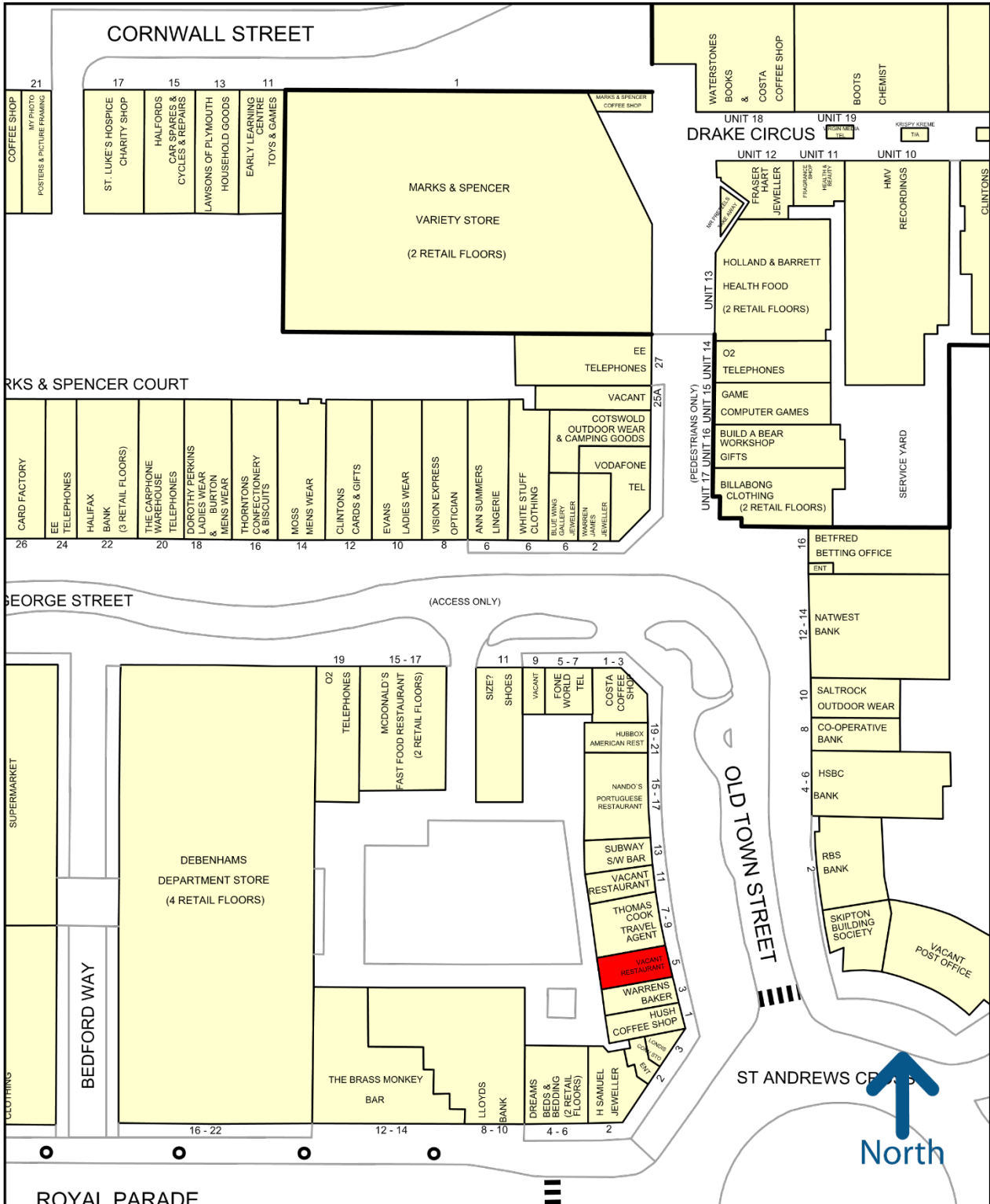
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