



## 16 Imperial Arcade

Brighton, BN1 3EA

**TO LET - Prominent Retail  
Space  
Rental £20,000 PAX**

**370 sq ft**  
(34.37 sq m)

- Newly Refurbished Unit
- New Lease
- Suit Various Uses (STPC)

# 16 Imperial Arcade, Brighton, BN1 3EA

## Summary

Available Size	370 sq ft
Rent	£1,666.66 per month
Business Rates	To be reassessed by VOA
Service Charge	N/A
VAT	Applicable. VAT is applicable
Legal Fees	Each party to bear their own costs. Each party to pay own legal costs
Estate Charge	N/A
EPC Rating	C (70)

## Accommodation

The accommodation comprises the following areas:

Name	sq ft	sq m
Ground	315	29.26
Lower Ground	55	5.11
<b>Total</b>	<b>370</b>	<b>34.37</b>

## Description

The property comprises of a newly refurbished open plan retail space, with lower ground floor storage area and W.C, the unit has excellent ceiling height and window display area providing lots of natural light into the unit. The property would suit various uses (STPC).

## Location

The property is located within the Imperial Arcade in central Brighton just off of Dyke Road & Western Road, the Arcade is undergoing a full renovation throughout, to offer a new food hall style venue, with Churchill Square shopping centre just across the road.

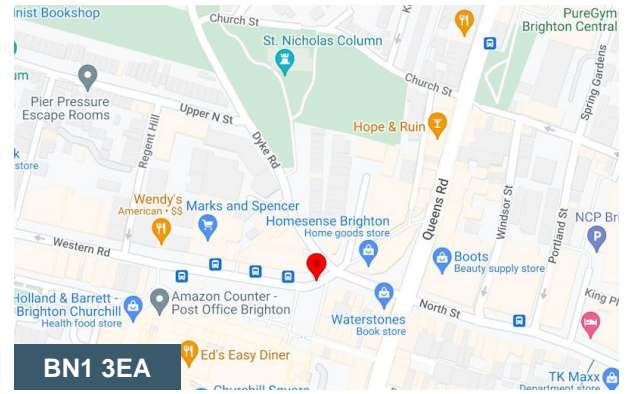
## Terms

The property is available on a new FRI lease with terms to be agreed, asking rental of £20,000 PAX.

**\*Disclaimer\*** In accordance with the estate agency act 1979 we advise that the Landlord of this property has a connection with Newlands Property, for more information please contact our agency.

## Viewings

Viewings can be arranged via the Landlords Sole Agents- Newlands Property



## Viewing & Further Information



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