



13B Prince Albert Street

Brighton, BN1 1HE

TO LET - GF Retail Space
Rental £20,000 PAX

190 sq ft
(17.65 sq m)

- Prominent Retail Space
- New Lease
- Available Now

13B Prince Albert Street, Brighton, BN1 1HE

Summary

Available Size	190 sq ft
Rent	£1,666.66 per month
Rates Payable	£7,984 per annum
Rateable Value	£16,000
Service Charge	N/A
VAT	To be confirmed
Legal Fees	Each party to bear their own costs
Estate Charge	N/A
EPC Rating	D (98)

Description

The property comprises of a ground floor lockup shop unit which would suit various uses (STPC). Great starter unit for a new or expanding business looking for a city centre presences.

Location

The property is located in the centre of Brighton, within walking distance of the main seafront road. Prince Albert Street has a very high level of footfall throughout the day and night, with nearby businesses including Cafe Nero, Games Workshop, Pizza Pilgrims, The Ivy, Ivy Asia, Pizza Express and Dr. Martens

Accommodation

The accommodation comprises the following areas:

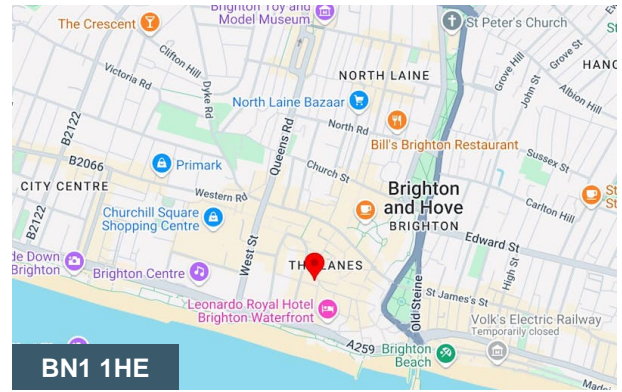
Name	sq ft	sq m
Ground	190	17.65
Total	190	17.65

Viewings

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

Terms

The property is available on a ne FRI lease with terms to be agreed and asking rental of £20,000 per annum.



Viewing & Further Information



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