



## 13 Brighton Place

Brighton, BN1 1HJ

**TO LET - Class E Retail Unit**  
**Rental £40,000 PAX**

**655 sq ft**  
(60.85 sq m)

- Corner Unit
- New Lease

# 13 Brighton Place, Brighton, BN1 1HJ

## Summary

<b>Available Size</b>	655 sq ft
<b>Rent</b>	£3,333.33 per month
<b>Rates Payable</b>	£13,597.75 per annum
<b>Rateable Value</b>	£27,250
<b>Service Charge</b>	Details available on request
<b>VAT</b>	To be confirmed
<b>Legal Fees</b>	Each party to bear their own costs
<b>Estate Charge</b>	N/A
<b>EPC Rating</b>	B (38)

## Description

The property occupies a highly prominent corner position with excellent window space and open place layout, with excellent passing trade and footfall.

## Location

Forming part of the Hanningtons Estate in Brighton, the property sits within the famous Brighton Lanes, a busy shopping location within the city. Adjacent occupiers include Lululemon, Astrid & Miyu, The White Company, Sweeping Hands Watch Co & The Flint House.

## Accommodation

The accommodation comprises the following areas:

Name	sq ft	sq m
Ground	655	60.85
<b>Total</b>	<b>655</b>	<b>60.85</b>

## Viewings

Viewings can be arranged via landlords agent - Newlands Property

## Terms

Available on a new FRI lease with terms to be agreed, minimum term certain of 5 years, asking rental £40,000 pax.



## Viewing & Further Information



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