

Unit 10A Guildhall

Exeter EX4 3HP

PRIMARK Sainsbury's

GrapeTree  Superdrug 

THE PERFUME SHOP

ROSA'S THAI

BREW DOG


BOOM
BATTLE BAR

H.SAMUEL

MUFFIN
BREAK

wilko

Fully Fitted Spa Unit To Let Suitable for other Uses



JACKSON
CRISS

LOCATION

Guildhall Shopping & Dining is prominently positioned on the High Street (close to Cathedral Yard) and Queen Street, nestled in the heart of the cultural and tourist quarter.

Guildhall car park provides 397 spaces (8 am to midnight).

Guildhall Shopping is a vibrant shopping destination housing Primark, Sainsbury's, Superdrug, W H Smith, Muffin Break, H Samuel, CEX and Warren James.

Wilko (trades c 44,000 sq ft at ground and first) re-opened under the ownership of The Range.

The unit is located close to Primark, Superdrug, Sainsbury's, Wilkos and the stairs + lifts leading to the car park.

Guildhall is home to Queen Street Dining, a cluster of premier restaurants capturing the all day and evening dining market and is the place to be to meet, eat, shop and socialise in Exeter.

F&B occupiers include Brewdog, Franco Manca, Pho, The Botanist, Tortilla, Comptoir Libanais, Ludo Sports Bar, Turtle Bay, Rosa's Thai and Chopstix.

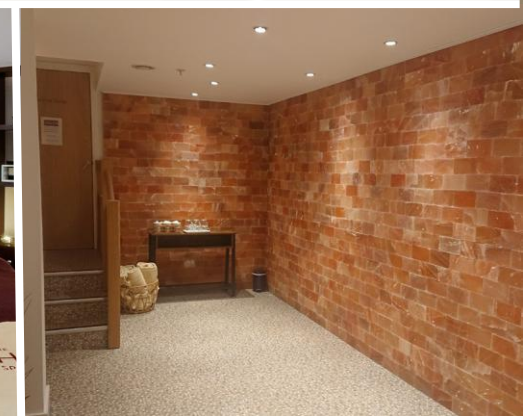
Boom Battle Bar (axe throwing, darts, crazy golf, beer pong and shuffleboard) add to the appeal of Guildhall.

ACCOMMODATION

Ground Floor Lobby Entrance

Basement: 4,139 sq ft

384.53 sq m





TERMS

The property is available on a new effectively full repairing and insuring lease for a term to be agreed, subject to upward only 5 yearly rent reviews.

SERVICE CHARGE & INSURANCE

Service charge is currently £11,907 pa and £1,495 pa for insurance.

RATEABLE VALUE

£19,250 - 2023 assessment

RENTAL

£27,000 pa + VAT, subject to contract.

EPC

The EPC rating is D87 - a copy available upon request.

VIEWING

For further information, please contact:

Jacob Matthews

jacobm@jacksoncriss.co.uk

07817 722 323

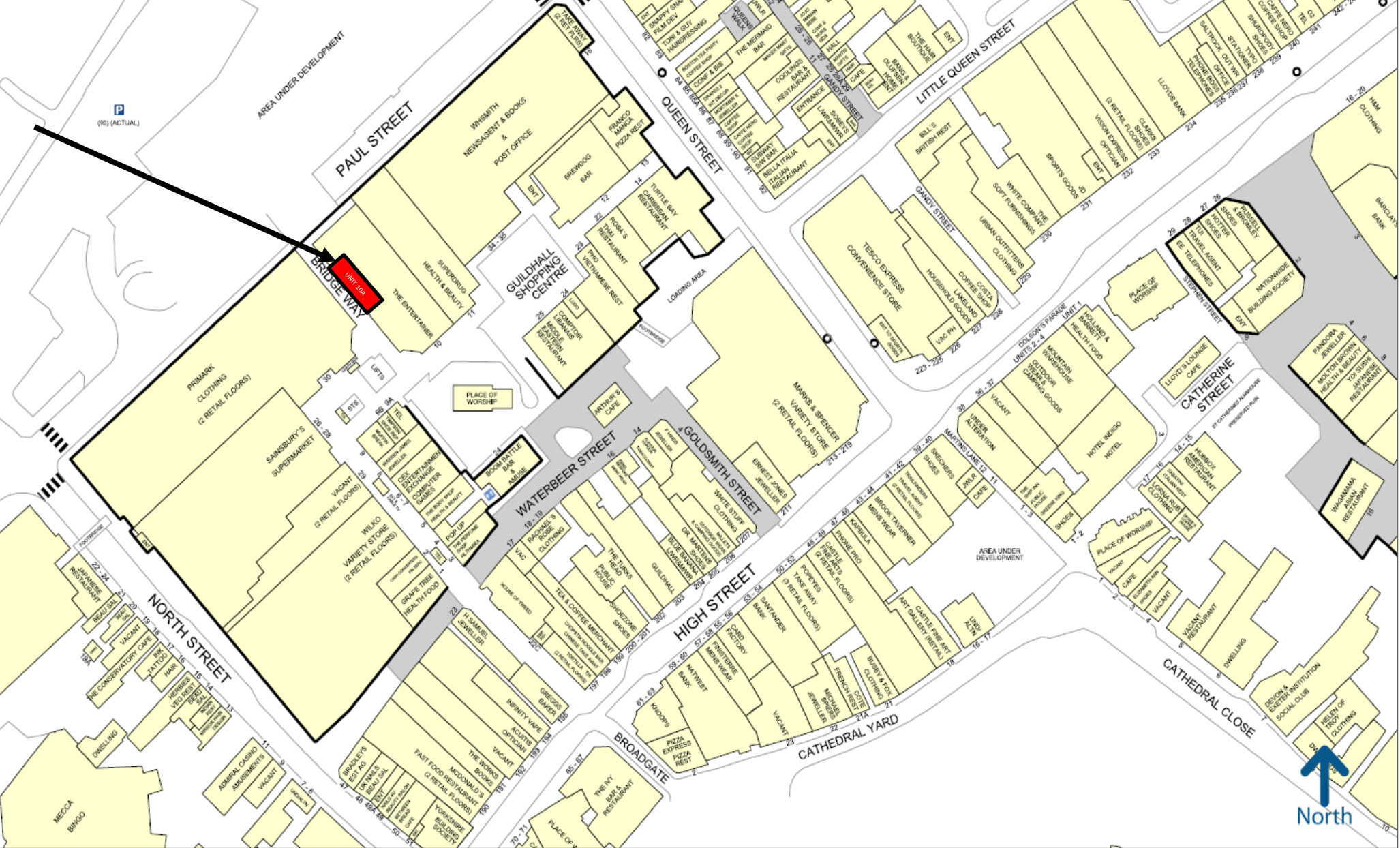
Andrew Criss

andrewc@jacksoncriss.co.uk

07831 213 396

020 7637 7100





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