

TO LET

SHOP UNIT AT 41 OULTON RISE NORTHAMPTON NN3 6EW

LOCATION

The property is located on the Oulton Rise neighbourhood parade just 3 miles north of Northampton town centre. Northampton offers a full range of retail, banking and leisure facilities and access to the motorway network via junctions 15,15A and 16 of the M1 Motorway via the outer ring road. Northampton has good rail links with London (Euston) and Birmingham (New Street) both just over 1 hour's journey time away.

DESCRIPTION

The ground floor terraced retail unit with parking immediately in front. There is a mix of local retailers including Co-Op and hairdressers.

Aluminium shop-front. Fluorescent lighting floor covering.

Retail sales area	713 sq ft (66.3 sqm)
Kitchen & WC	45 sq ft (4.2 sqm)

Visitor car parking to front

TERMS

The premises are offered on a new, flexible lease at an initial rent of £12,500 per annum.

RATES

VOA Website 2017 Assessment: £4,850



VAT

The terms quoted are exclusive of any VAT that our clients may have a duty or choose to impose.

VIEWING

Strictly by prior appointment
with the Sole Agent:

CHOWN COMMERCIAL

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