

Smith AND SONS

PROPERTY CONSULTANTS

Retail

90 Station Road, Ellesmere Port CH65 4BH



Description

The property comprises a ground floor retail unit which has a net lettable area of 44.47 Sq.m (478.5 Sq.Ft). The unit benefits from having internal roller shutters, and can be used for a variety of purposes subject to the correct planning.

Location

The premises is located close to Junction 9 of the M53 and also close to the town centre. There is a retail park with car parking opposite the premises.

0151 647 9272

<https://www.smithandsons.net/>

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Rental Price

£5,400 per annum

Tenure

By way of a brand new FRI lease, the length of which is negotiable.

Accommodation

Ground Floor	44.47m ²	478.5ft ²
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W.c + Kitchen Facilities

Rating Assessment

Rateable Value 2025	£3,250
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Legal Costs

Each party to be responsible for their own legal costs

VAT Statement

All prices and rents quoted are to be taken as exclusive of VAT

Via appointment with sole agent, contact;



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