



to let

commercial

6 Burlington Street, Chesterfield.

Retail space to let in the heart of Chesterfield Town Centre



ROY PETERS ESTATES

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6 Burlington Street.

6 Burlington Street is prominently located in a high footfall area benefiting from a full height double frontage in a busy pedestrianised area of the town centre .

The property is adjacent to major retailers such as Greggs, Specsavers and H. Samuel and in close proximity to the likes of Boots H&M and Waterstones.

Rent

£39,996 pa exclusive of VAT at the prevailing rate.

Accommodation Area

Ground Floor	– 1,911ft ² (177.5 m ²)
First Floor	– 255 ft ² (23.7m ²)
TOTAL AREA	– 2,166 ft ² (201.2 m ²)

Service Charge

The Service Charge currently stands at £3,163.55 pa.

What 3 Words

Code: ///.orange.fakes.front

Location

Chesterfield is a historic market town located 24 miles north of Derby, 11 miles south of Sheffield and 6 miles from Junction 29 on the M1. Chesterfield is the second largest town in Derbyshire, after the city of Derby.

Business Rates

The property is listed on the valuation office website as having a rateable value of £35,250.

EPC

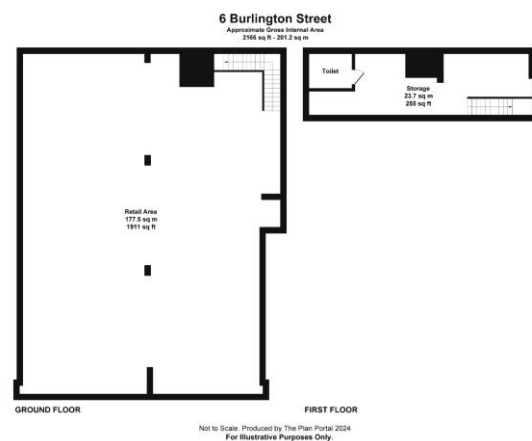
Available on request

VAT

All prices premiums and rents are quoted exclusive of VAT at the prevailing rate.

Legal costs

Each party to bear their own costs.



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Viewing

Strictly by prior appointment with the sole agent Roy Peters Estates

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