



# ROWLEY HUGHES THOMPSON

PROPERTY CONSULTANTS

0121 212 7800 | www.rhtretail.co.uk | 3 EDMUND GARDENS 117 EDMUND STREET BIRMINGHAM B3 2HJ



## SHOP TO LET

**9 CHURCH STREET, RUGBY,  
CV21 3PH**

### Location

The premises are situated in a secondary parade of shops overlooking the pedestrianised Market Place and adjacent to the Rugby Shopping Centre. Other occupiers of note within the Parade include **William Hill** who are adjacent, **Peacocks** and **Essentials Hairdressing**.

### Accommodation

Ground Floor Sales	1046 sq ft	97.17 m
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### Lease

Available by way of a new lease for a term of years to be agreed

### Rental

Offers in the region of £20,000 per annum exclusive are invited.

### Rating Assessment

Rateable Value	£18,000
Rate in £ (2019/20)	49.1p
Rates Payable	£8,838

This information is for guidance purposes only. Interested parties are advised to make their own enquiries with the relevant charging authority to confirm the rates payable and whether any transition relief applies.

### EPC Rating

Full EPC available upon request.

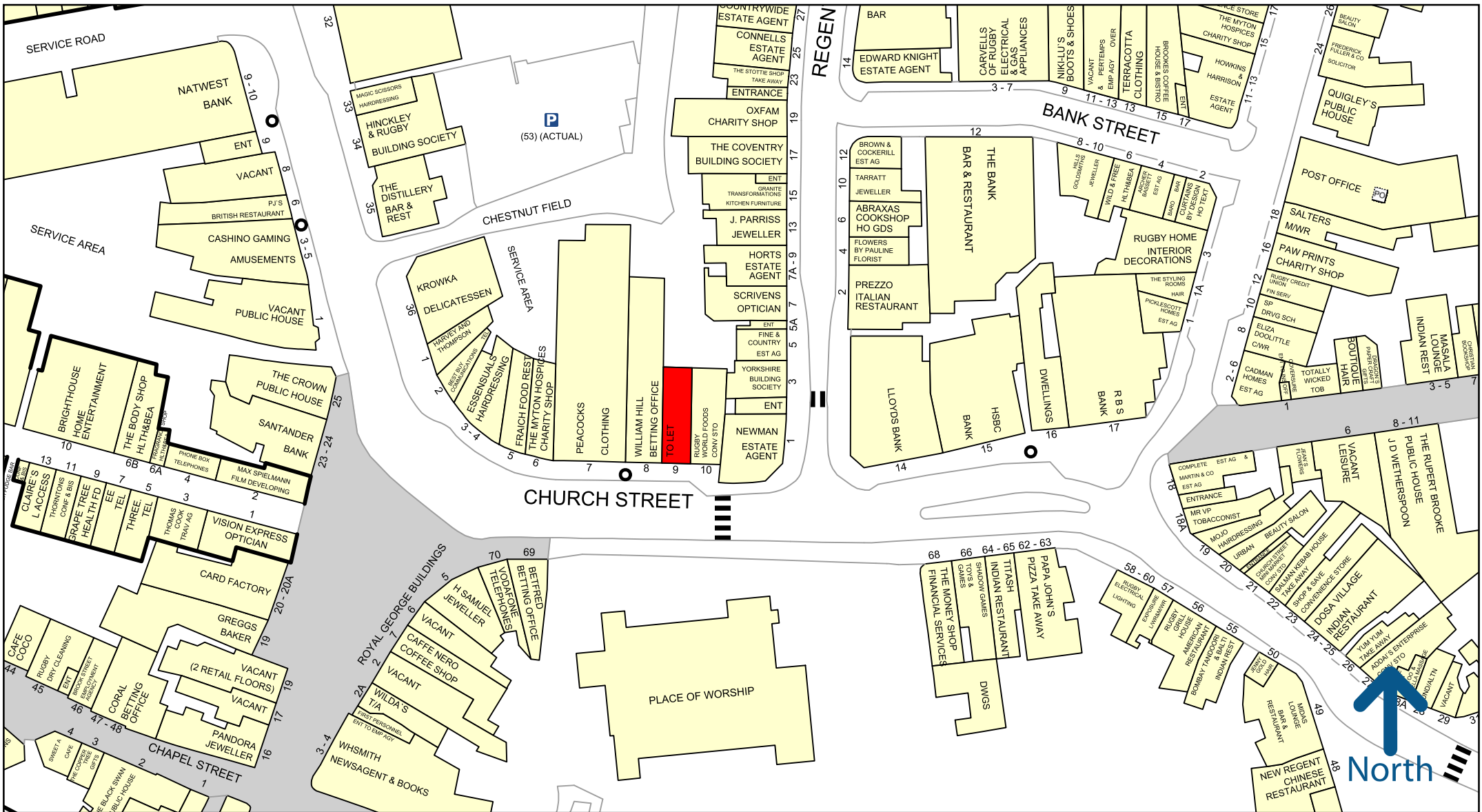
### Legal Costs

Each Party are to be responsible for their own legal costs incurred within the proposed transaction.

### Viewing strictly by appointment with the sole retained agent:

Ian Hughes  
DD: 0121 212 7802  
Email: ianh@rhtretail.co.uk

Date prepared April 2019. All transactions are stated exclusive of VAT. Subject to Contract.



Experian Goad Plan Created: 08/05/2019  
Created By: RHT

50 metres

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