Retail Intelligence



PRIME CORNER RETAIL / LEISURE UNIT

WELWYN GARDEN CITY

17-19 HOWARDSGATE

- Prominent Corner Unit
- Close proximity to a number of leisure operators
- John Lewis and Howard Centre nearby

LOCATION

The property is located on the north side of Howardsgate within close proximity to both John Lewis and The Howard Centre.

Howardsgate is a mixed use retail pitch with nearby occupiers including Prezzo, Caffe Nero, Cote, ASK, Superdrug, Lloyds Bank and Bill's Restaurant.

ACCOMMODATION

The premises provide the following approximate dimensions and net internal floor areas:-

Gross Frontage Shop Depth

 Ground Floor Sales
 299.89 sq m
 3,228 sq ft

 Basement
 33.26 sq m
 358 sq ft

 First Floor Ancillary
 152.83 sq m
 1,645 sq ft



INSPECTIONS

Viewing is strictly by appointment with :-

Richard Yendle

020 7087 5218 richard.yendle@eu.jll.com

30 Warwick Street, London, W1B 5NH

SUBJECT TO CONTRACT

SUBJECT TO VACANT POSSESSION

TFNURF

The premises are available by way of a new lease on terms to be agreed.

RENT

£120,000 per annum exclusive

RATES

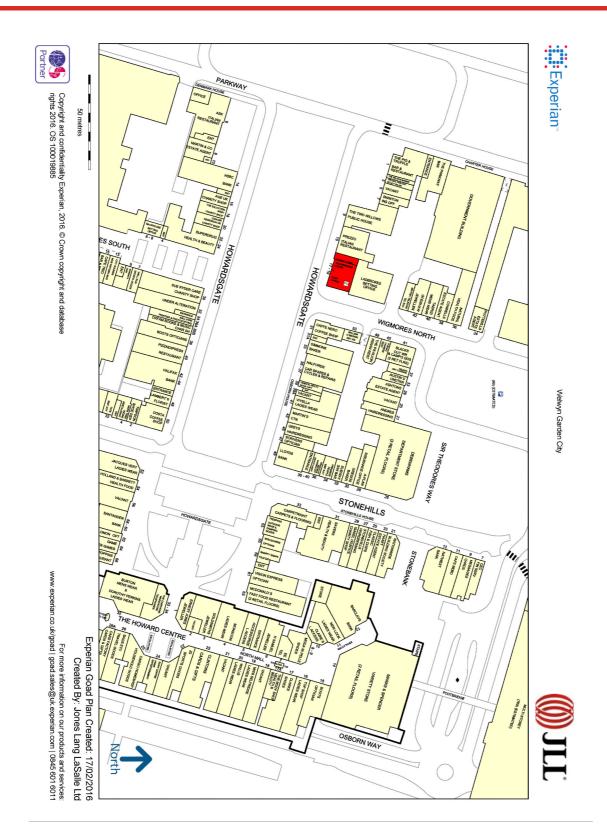
Rateable Value £67,500
UBR (16/17) 49.7p
Rates Payable (per annum) £33,547.50
Interested parties should verify these figures with the Local Authority.



020 7399 5555

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