

FOR SALE

22-23 HIGH OUSEGATE

YORK, YO1 8RX

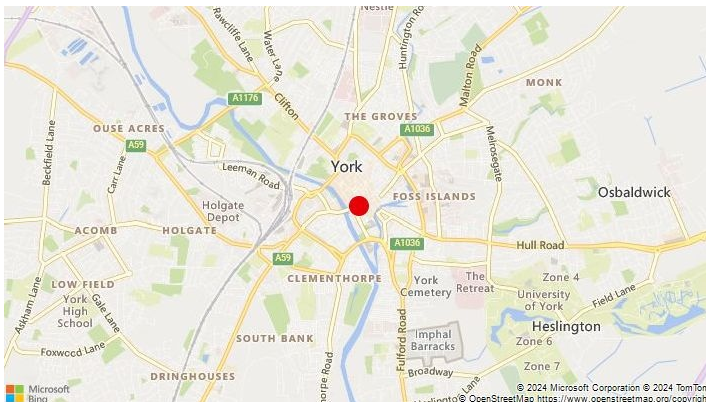
BARRY CRUX & COMPANY
CHARTERED SURVEYORS
VALUERS, PROPERTY CONSULTANTS & AGENTS

Price - £995,000

Commercial Investment
4,079 sq.ft. (378.94 sq.m.)

Property Features

- York City Centre retail core - excellent prime retail pitch
- Nearby retailers include lakeland, fatface, urban outfitters, costa and santander bank
- Secure lease of building
- Ground floor sales - 63.2 sq.m. (680 sq.ft.)



Enquiries

Barry Crux & Company
01904 659990
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Location

The property is located on Ousegate, a busy shopping street in the city centre of York.

Description

22/23 High Ousegate comprises a mid-terraced retail unit providing a double fronted ground floor sales area, with spacious ancillary accommodation over three upper floors and basement. It provides a great opportunity to purchase a City Centre investment property.

The following floors have been measured in accordance with the prevailing RICS Code of Measuring Practice.

EPC Rating

The property has an energy rating of D 81. A full copy is available on request.

D 76-100

Tenancy Information

The above has been provided for information purposes only. Interested parties are required to make their own enquiries with the local authority business rates department.

Price

The property is let on a 10-year full repairing and insuring lease at a passing rent of £65,000 per annum. There is provision for a review of the rent on 31 July 2022 and a tenant break clause at the end of the sixth year (2023) of the term.

The lessee is Brown and Gold Limited. This company is a well-established jewellery, operating from these premises operating as a jeweller and pawnbroker.

The property is held freehold, subject to the above lease.

