

# Retail



## TO LET

### RENT

£19,750 p.a.

### KEY FACTS

- Recently refurbished
- New shop front
- A1 & A2 use
- Prominently situated 50m from Jacksons Corner
- 60m from the Oracle Shopping Centre

## Reading – Unit 1, 10-14 Duke Street, RG1 4RU

### A1 / A2 RETAIL UNIT TO LET

| RETAIL AREA       | SQ FT |
|-------------------|-------|
| Retail Sales Area | 704   |
| ITZA              | 549   |

#### EPC RATING

To be advised

### VIEWINGS

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#### RATES

Rateable Value (2010) - £26,000

#### BIDS

The unit is within the BIDS (Business Improvement District) which implements an additional 1% levy on rates for the properties with rateable values in excess of £10,000.

#### SERVICE CHARGE

The 2015 service charge budget estimate is £4,125 plus VAT.

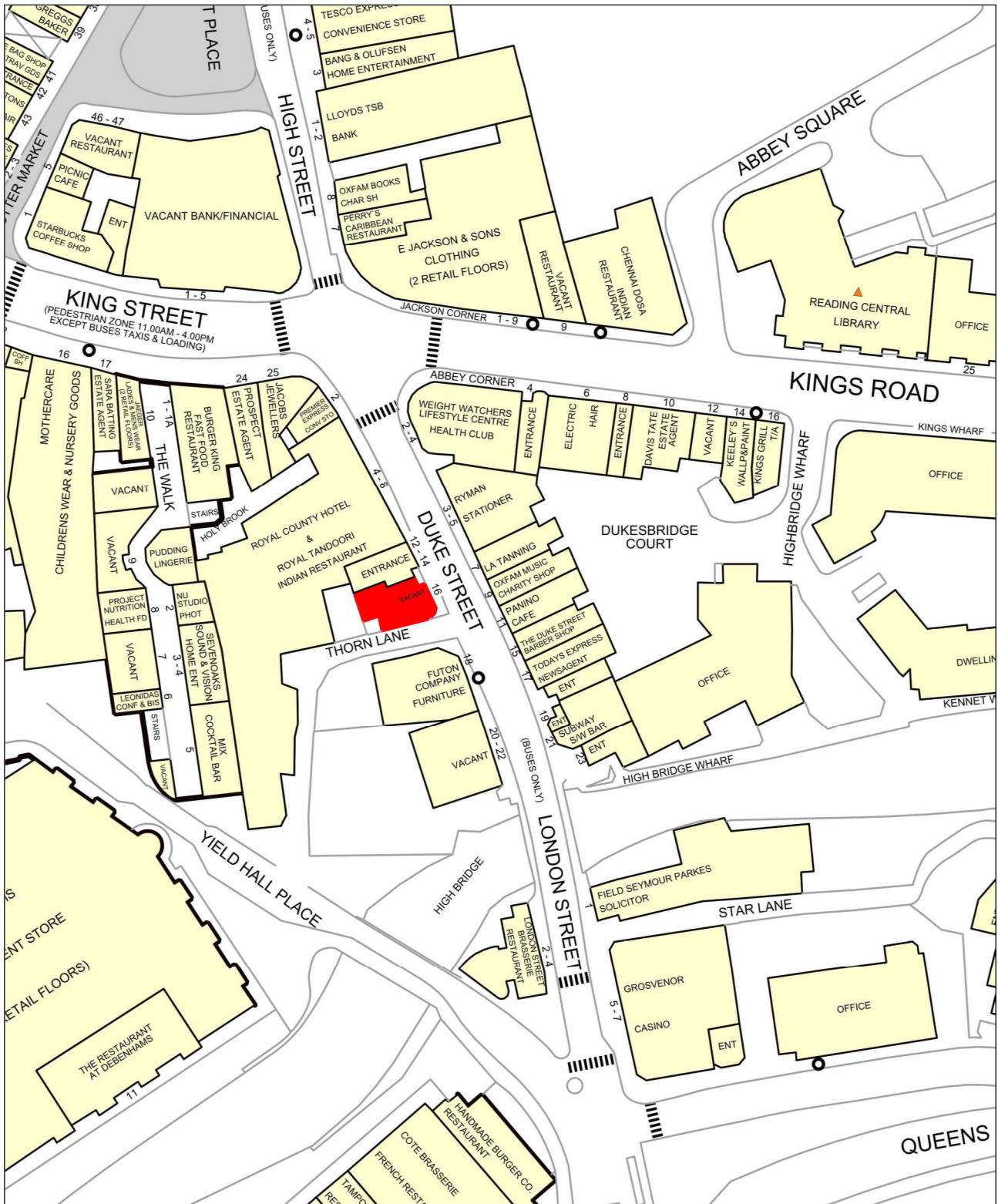
#### LEASE

A new lease is available direct from the landlord on terms to be agreed.

#### VAT

VAT is payable

# Transaction • Management • Performance



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## LEASE CODE

You should be aware that the Code of Practice on Commercial Leases in England and Wales strongly recommends you seek professional advice from a qualified surveyor, solicitor or licensed conveyancer before agreeing or signing a business tenancy agreement. The code is available through professional institutions and trade associations or through the website [www.lettingbusinesspremises.co.uk](http://www.lettingbusinesspremises.co.uk)

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