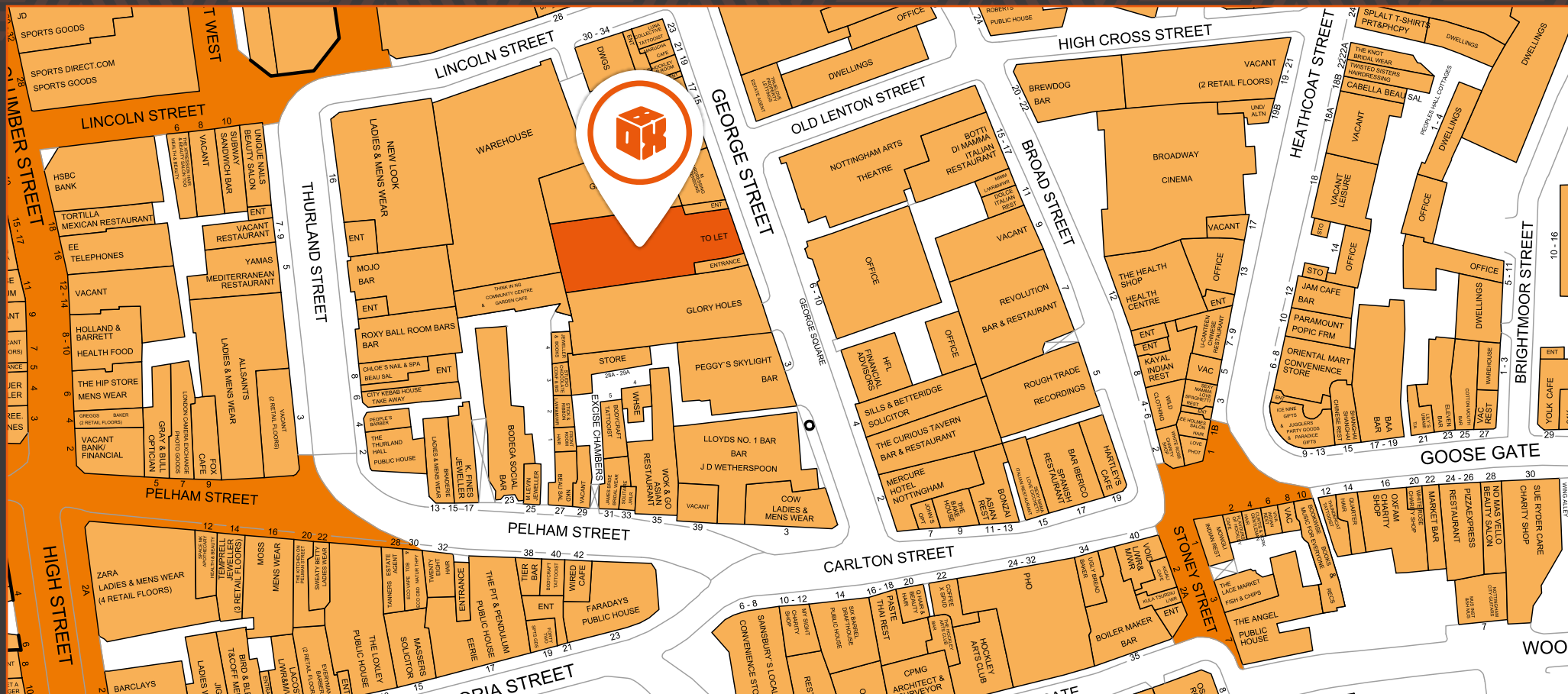


NOTTINGHAM

9 George Street
Hockley
NG1 3BH

LEISURE UNIT TO LET





LOCATION

The subject premises are located within the heart of the lifestyle and cultural quarter of Nottingham City Centre known as Hockley. Hockley is experiencing a surge in popularity thanks to its consistent day and night economy providing a vibrant atmosphere created by an eclectic mixture of on trend national and independent operator. The premises benefit from a prime and central location on George Street adjacent to Peggy’s Skylight and directly opposite the Nottingham Arts Theatre.

Nearby occupiers include Lloyds no.1, The Mercure Hotel, The Curious Tavern, Rough Trade, Revolution, Pho, The Bakehouse, WEARECOW, Six Barrels, Hockley Arts Club, Bar Iberico, Hockley Arts Club, Brewdog, Mowgli, Glory Holes and Wok&Go.



Accommodation

The premises provide a rarely available large ground floor opportunity in Hockley providing the following approximate internal areas:

	sq.m	sq.ft
Ground Floor:	311.51	3,353
Total:	311.51	3,353

General Information

Tenure

The property is available on a full repairing and insuring leasehold basis for a period of years to be agreed

Rent

£27,500 per annum

Business rateable value

£51,500 per annum (From April 2023)*

VAT

Applicable at the prevailing rate

Planning

Class E

Service Charge

To be confirmed

Alcohol Licence

A copy of the alcohol licence is available upon request.

*UBR: 49.9p for small properties and 51.2p for large properties with a RV of over £51,000. The retail, hospitality and leisure sector will receive a discount of up to 75%. Further information is available from the relevant local authority or the Government website.





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WEST BRIDGFORD, NOTTINGHAM



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