

**Confidential - Staff Unaware**

**TO LET**

**Unit 8, Retail World, Parkgate,  
Rotherham S60 1TG**



## AVAILABILITY

Our clients are seeking to assign their leasehold interest, subject to contract and covenant.

## RATING

We have been informed by the local rating authority that the property is assessed on the following basis.

We would recommend that interested parties make their own enquiries to the Local Rating Authority to verify the current rating liability.

Rateable Value (2010): £327,500

## LEGAL COSTS

Each party will be responsible for their own legal costs incurred in this transaction.

## VAT

All figures are quoted exclusive of VAT, if applicable.

## VIEWING

Strictly by appointment through the sole agent:

Pudney Shuttleworth, 25a Park Square West, Leeds, LS1 2PW

Contact: Michael Pudney  
Direct Line: 0113 203 1131  
Email: [mp@pudneyshuttleworth.co.uk](mailto:mp@pudneyshuttleworth.co.uk)

## LOCATION

Retail World is one of the largest out of town retail destinations in the north of England comprising circa 575,000 sq ft of open A1 retail accommodation. The scheme is prominently positioned one mile north of Rotherham, adjacent to the A633, the main arterial route to the north of Rotherham.

The unit is positioned next to Peacocks and close to Mothercare, Next, Boots, Clarks and Superdrug

## DESCRIPTION

The premises are arranged over ground floor and provide the following approximate floor areas.

Ground Floor: 666 sq m 7,166 sq.ft

## LEASE

The premises are held by way of a 35 year effectively full repairing and insuring lease from 6<sup>th</sup> April 1987 at a current rent of £318,887.00 per annum, exclusive. The next rent review is 6<sup>th</sup> April 2012.

**SUBJECT TO CONTRACT**

**July 2008  
Updated April 2010**



# Parkgate Shopping Park – Rotherham



Brantano  
Unit 8, Parkgate Shopping Park, Stadium Way, Rotherham

  
**Pudney Shuttleworth**  
RETAIL LEASING PROPERTY CONSULTANTS  
 0113 34444 444



Pudney Shuttleworth Ltd, 25A Park Square West, Leeds, LS1 2PW [www.pudneyshuttleworth.co.uk](http://www.pudneyshuttleworth.co.uk)

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