



■ **Ulliyotts** ■
Property Management

6 Market Place
Driffield
YO25 6AP

TO LET: £16,800 PA

Prime Town Centre Retail
Existing use for financial services
Landlord to provide new shop front

665sq ft of sales area
309sq ft of offices plus storage
Available now

'No fees!'



01377 253456

www.ulliyotts.co.uk

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6 Market Place
Driffield, East Yorkshire
YO25 6AP

Prime town centre retail shop/professional services
(formerly Reeds Rains)
located between Specsavers and M&Co
and suitable for the following uses:

E(a) display or sale of retail goods

E(c)(i) financial services

E (c)(ii) professional services

665 sq ft of sales area with 5.41m (17'9") internal frontage to Market Place, 11.43m (37.6ft) depth.

309 sq ft of offices to the rear plus toilets and 190 sq ft of storage/passage.

Rear pedestrian access to Union Street

Available now

Landlord to provide new shop front and, if required, to remove internal office partitions.

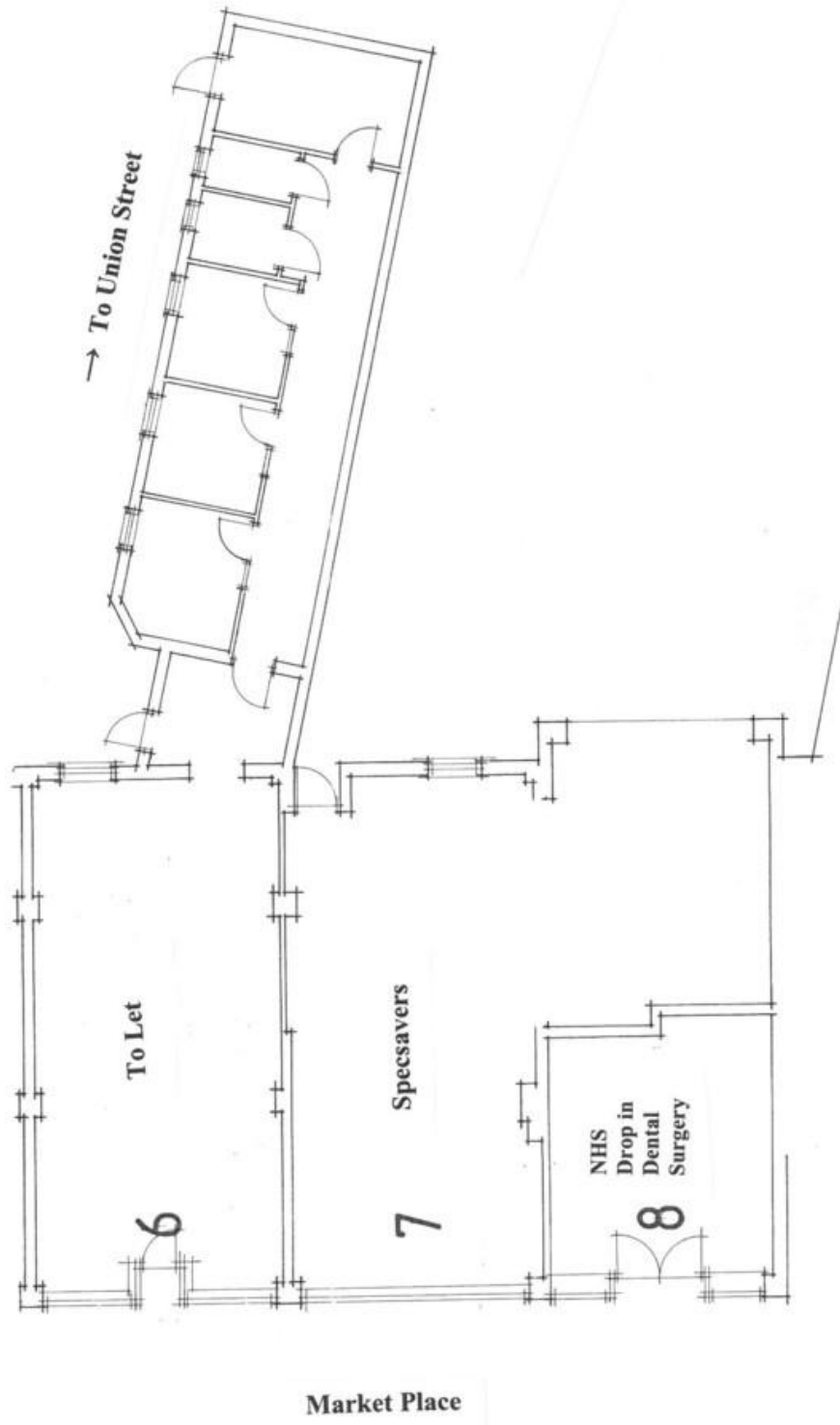
Lease Term: 10 years with 5 year break and rent review – Pandemic Rent Relief Clause

EPC Rating: C

Rateable value: £12,000

Rent: £16,800 per annum payable quarterly in advance

Viewing: By appointment (01377) 253456





64 Middle Street South, Driffield, YO25 6QG

Also at: 16 Prospect Street, Bridlington, YO15 2AL Tel: 01262 401401



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