



■ **Ulllyotts** ■
Commercial Property

23 Mill Street
Driffield
YO25 6TN

TO LET

RENT £6,000 PA

- Lock-up retail sales unit
- Approximately 240 sq ft internally
- Highly competitive business rates
- Close to town centre

'No fees!'



01377 253456

www.ullyotts.co.uk

lettings@ullyotts.co.uk

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Driffield

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Situated in a useful secondary trading position between Market Place and Cross Hill Car Park, 23 Mill Street is a lock up shop unit providing approximately 240 sq ft of retail sales area. This ideal starter unit would also suit an established trader in this busy market town. The property will be offered in a re-decorated state and is likely to be available from the beginning of September 2022

Driffield itself is well served by national and regional retailers including W H Smith, Iceland, Superdrug, Boots, Wilkos, Boyes etc. It also has a range of local independent shops and businesses which helps the street retain a traditional feel.

Entrance door opening into:

Retail Sales Area 1: (12'6" x 10'9" [approx.]) with steps leading up into:

Retail Sales Area 2: (11'2" x 9'0" [max])

Kitchen

Separate WC

Lease Term: Enquiries welcome. It is envisaged that the incoming tenant will take an initial term of 10 years.

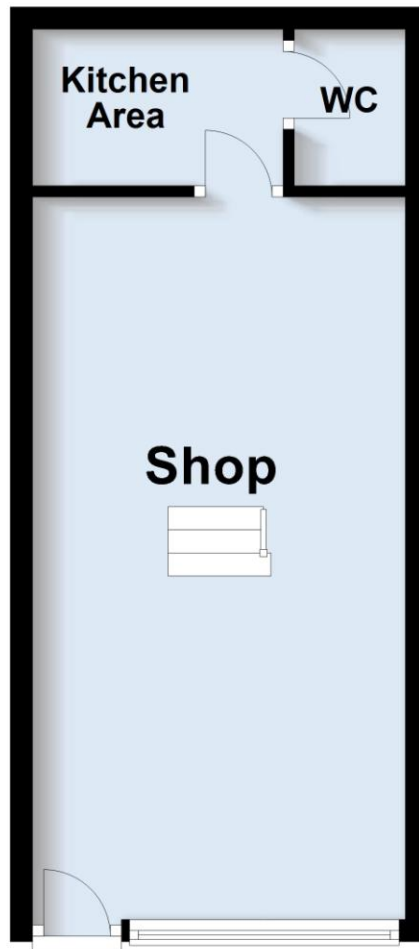
EPC Rating: TBC

Rateable Value: £4,500 PA

Rent: £6,000 PA payable quarterly in advance

Viewing: By appointment with the sole agents
01377 253456 or sales@ullyotts.co.uk

Ground Floor





64 Middle Street South, Driffield, YO25 6QG



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