



7 Wentworth Street
Peterborough, PE1 1DH

Retail premises TO LET - £15,000

Per annum

867 sq ft

(80.55 sq m)

- City Centre premises
- Multi use retail and/or office space
- Kitchenette and welfare facilities
- Available immediate
- All uses considered STPP
- Surrounded by other retailers
- Versatile space for both private and open planned operations

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Summary

Available Size	867 sq ft
Rent	£15,000 per annum
Rateable Value	£11,500
Service Charge	Applicable with further details upon request
VAT	Not applicable
Legal Fees	Each party to bear their own costs
EPC Rating	B (43)

Accommodation

The accommodation comprises the following areas:

Name	sq ft	sq m	Availability
Ground - Retail & Office	867	80.55	Available
Total	867	80.55	

Description

7 Wentworth is a well located retail unit just off Bridge Street, the main pedestrianized High Street in Peterborough. The entrance features a personnel door with dual shop frontage, leading to the ground floor retail area. Presently, it consists of several private treatment rooms constructed with stud partitions that can be dismantled to create an expansive operational space. Additional spaces include a kitchen, storage facilities and a single welfare facility.

Location

Wentworth St is just off Bridge St a vibrant and bustling area in Peterborough city centre, the property itself adjoins a muse of other retailers and close by are plenty of shops, restaurants, bars and entertainment venues.

Terms

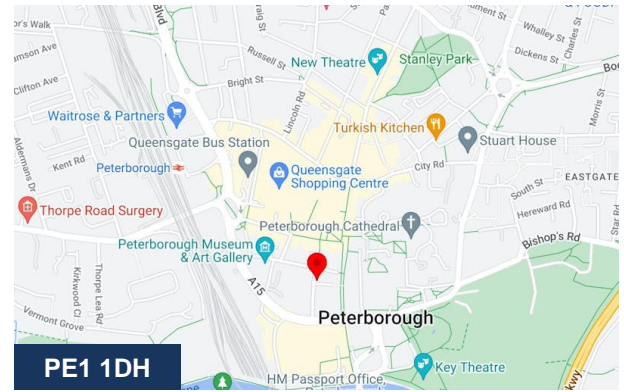
Offered for let on a new 5 year internally repairing and insuring lease with a 3 year break - The rent will be £15,000 per annum. A deposit equal to 3-month rent will be required along with a contribution to the Buildings Insurance arranged by the Landlord. Rent is paid quarterly in advance in addition to the building insurance.

Viewings

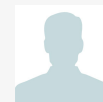
Viewing is strictly by prior appointment via the sole agents P&F Commercial Tel: 01664 431330 or via email office@pandfcommercial.com

Services

We are advised that all mains services are connected to the property. These services have not been inspected or tested by the agent.

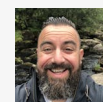


Viewing & Further Information



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