



MOSTYN ESTATES RETAIL UNIT FOR LET

UNIT 19, VICTORIA CENTRE LLANDUDNO, LL30 2RH

+44 (0) 1492 876 977
lettings@mostynestates.co.uk



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RETAIL UNIT FOR LET

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TENURE

The premises are available by way of a new full repairing and insuring lease for a term of years to be agreed.

RENT

Rent per annum available upon request.

RATES

Service Charge

£ 2,610

Rateable Value

£11,250

Estimated Rates Payable

£ 6,286

(the estimated rates payable benefits from a 75% rate relief for the 2023/24 financial year, reducing the stated figure)

EPC

An Energy Performance Certificate is available upon request.

LEGAL COSTS

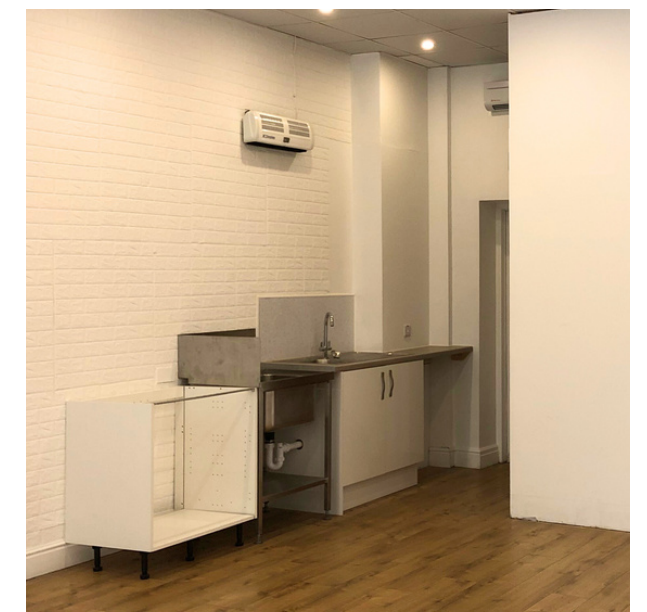
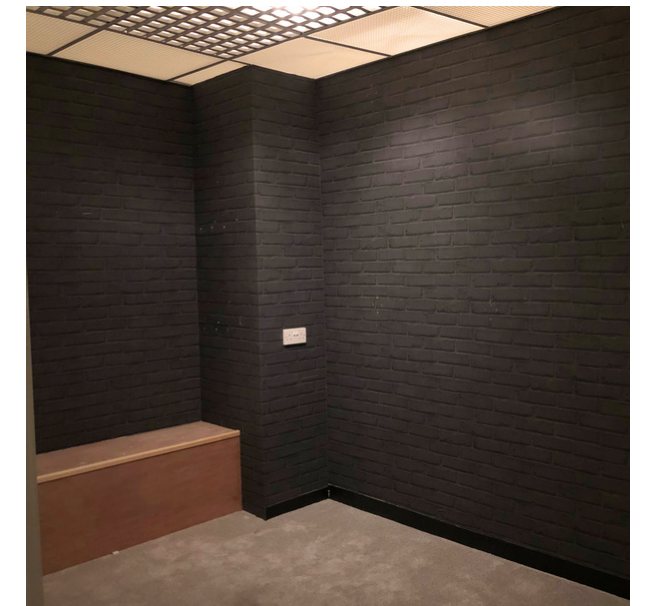
Each party will be responsible for their own legal costs incurred in the transaction.

VAT

All figures quoted (excluding rates) subject to VAT at the prevailing rate.

VIEWINGS

Strictly by appointment through Mostyn Estates Ltd. Please contact +44 (0) 1492 876 977.





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LOCATION

This unit occupies a prominent trading position in the Victoria Shopping Centre, located in prime position in the heart of Llandudno, a principal retailing town, drawing from an extensive catchment area and benefitting from excellent transport links. Other retailers in the immediate vicinity include Love to Eat, Little Lily & Co and Polka Dot Travel.

ACCOMMODATION

The property is arranged over ground and first floors, the approximate areas are as follows:

GROUND FLOOR 32.64 m² | 351 ft²

FIRST FLOOR 15.82 m² | 170 ft²

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