

COMMERCIAL PROPERTY RETAIL OPPORTUNITY



Sarre & Company
CHARTERED SURVEYORS

EFFICIENT RETAIL UNIT 16-18 SEALE STREET ST HELIER



1,187 SQ.FT.

TO LET



16 Gloucester Street, St.Helier, Jersey, Channel Islands, JE2 3QR

Tel: 01534 888848 Fax: 01534 888849

Email: property@sarreandcompany.co.uk www.sarreandcompany.co.uk



16-18 SEALE STREET ST HELIER

LOCATION

The property is located in Seale Street in the heart of St Helier, close to the Town Hall, Charing Cross, King Street and the Prime office area.

We attach a location plan for reference purposes.

DESCRIPTION

The property benefits from the following:

- Large shop frontage and open plan retail area;
- Split level storage area;
- WC facilities;
- Kitchenette.

ACCOMMODATION

The premises provide the following Net Internal Areas:

Ground Floor	1,030 sq.ft.
Mezzanine	<u>157</u> sq.ft.
Total	1,187 sq.ft.

TENURE

The property is available to let immediately by way of a new internal repairing and insuring style lease. Rent reviews are 3 yearly in line with Jersey Cost of Living.

ASKING RENTAL

£28,000 per annum.

16-18 SEALE STREET ST HELIER

LEGAL COSTS

Each Party to bear their own legal costs.

COVENANT STRENGTH

In line with normal market practice a suitable covenant or guarantee will be required by the lessor.

VIEWING

By contacting the vendor's sole agent:

**Simon Gale LLB Hons AssocRICS, Alistair M Sarre BSc MRICS
Evie Wills BSc (Hons) or Reece Sarre**

**Sarre & Company
16 Gloucester Street
St Helier
Jersey
JE2 3QR**

Tel: 01534 888848

E-mail: property@sarreandcompany.co.uk

Website: www.sarreandcompany.co.uk

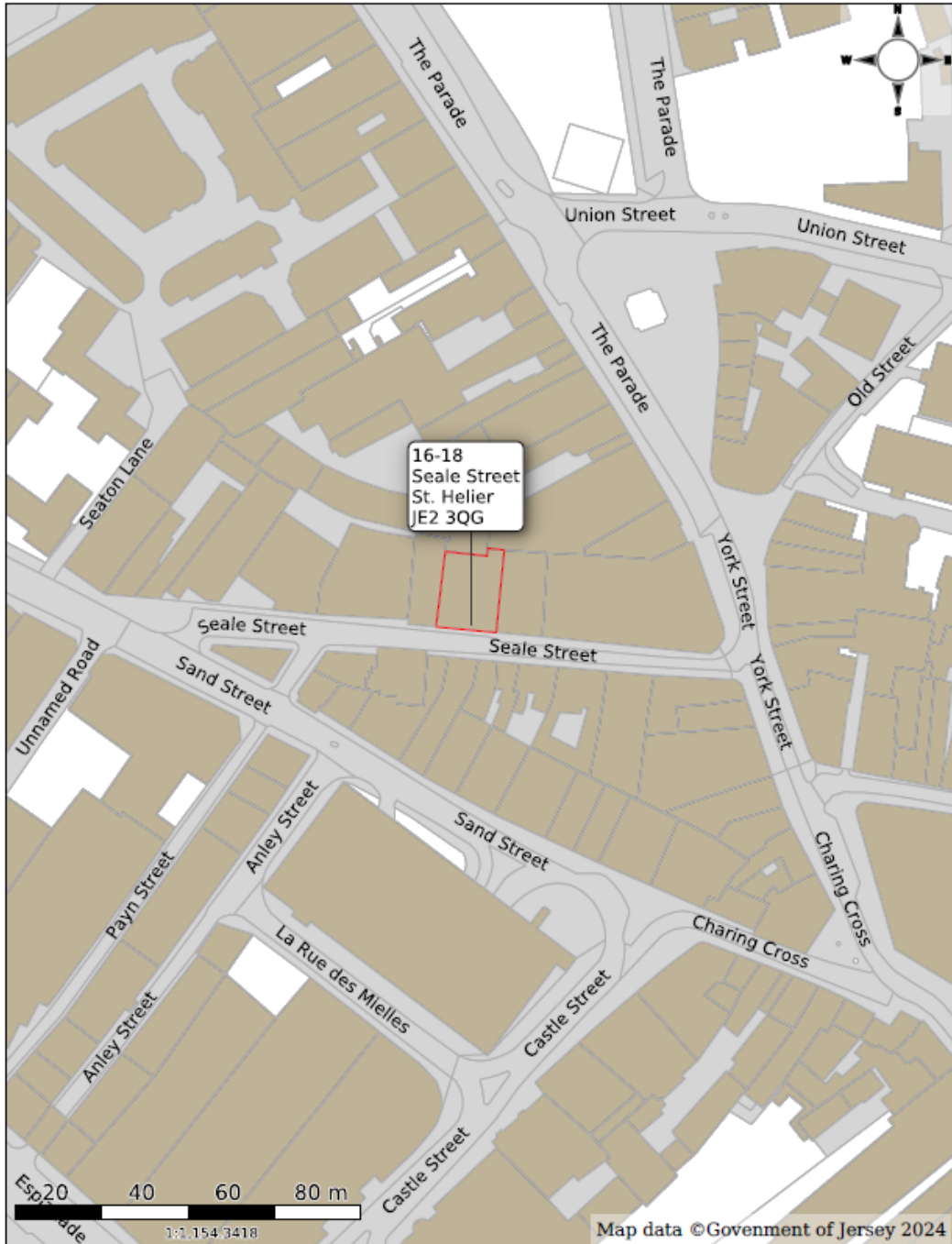
16-18 SEALE STREET ST HELIER

WHILST WE BELIEVE THESE PARTICULARS TO BE CORRECT NO RESPONSIBILITY CAN BE ACCEPTED FOR ANY INACCURACY



digimap
DIGITAL MAPS & DATA

Digimap Address Locator



16 Gloucester Street, St. Helier, Jersey, Channel Islands, JE2 3QR
Tel: 01534 888848 Fax: 01534 888849
Email: property@sarreandcompany.co.uk www.sarreandcompany.co.uk