

Unit 4 Willerby Shopping Park

Willerby, HU10 6EB

Colliers

AVAILABLE

Retail Unit - Assignment



Location

The property is located within Willerby Shopping Park. Willerby is an affluent suburban centre located 4 miles south of Beverley.

The Shopping Park is anchored by Waitrose whilst the remainder of the terrace is made up of B&M, Iceland, Poundland, Sue Ryder and Wicksey's.

Accommodation

The property is ground floor only providing the following approximate areas: -

Ground Floor	149.20 sqm	1,606 sq ft
Total	149.20 sqm	1,606 sq ft

Interested parties are advised to carry out their own measurements as we are relying on VOA areas.

Tenure

Available via an assignment of the current lease which has an expiry date of 3rd October 2028.

Rent

The Passing Rent is £22,750 per annum..

Service Charge

The current service charge payable is £4,909 per annum.

Rates

We have been advised by the Local Authority that the premises are assessed for rating purposes as follows:

Rateable Value	£22,000
UBR (2025/2026)	49.9p
Rates Payable	£10,978

Interested parties are however recommended to make their own enquiries with Manchester City Council.

Costs

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

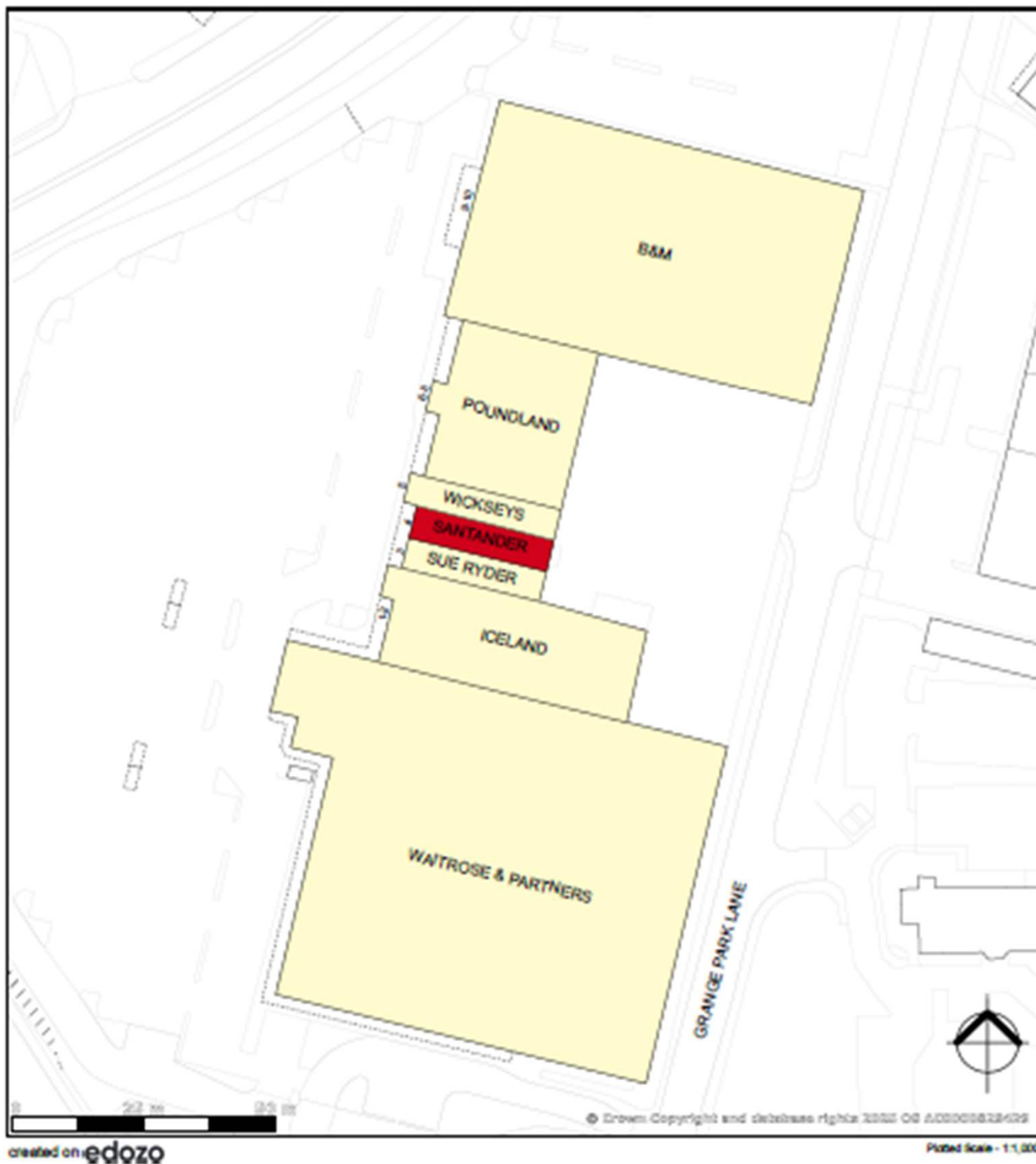
EPC

An EPC certificate is available on request.

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Ready to talk?

Appointments to view must be arranged via sole agents Colliers:

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