ASHTON UNDER LYNE

Ashton Under Lyne - Unit 45 The Arcades



LOCATION

The premises occupy an extremely prominent position on the first floor gallery within The Arcades Shopping Centre, adjacent to The Massarellas Coffee Shop and opposite New Look.

THE SCHEME

The Arcades Shopping Centre provides a modern covered shopping centre environment with national retailers including Superdrug, JD Sports, TG Jones, Card Factory and The Works. The scheme is located immediately adjacent to the bus and tram transport interchange and provides 523 car parking spaces. Other key local occupiers include Tameside Council, Tameside College, Ikea, Home Bargains, Poundland and Iceland.

CAR PARKING

523 Spaces

LEASE

The premises are available on a new lease for a term to be agreed.

RENT

Upon Application.

SERVICE CHARGE

£13,227 pa

ACCOMODATION

The premises are arranged over ground floor with the following floor areas:
Ground Floor: 1,137 sq ft

BUSINESS RATES

The Valuation Office have confirmed the premises have been assessed for rating purposes as follows:
Rateable Value (2026): £11,000
Rates Payable: No rates payable.

ENERGY PERFORMANCE CERTIFICATE

An EPC is available upon request.

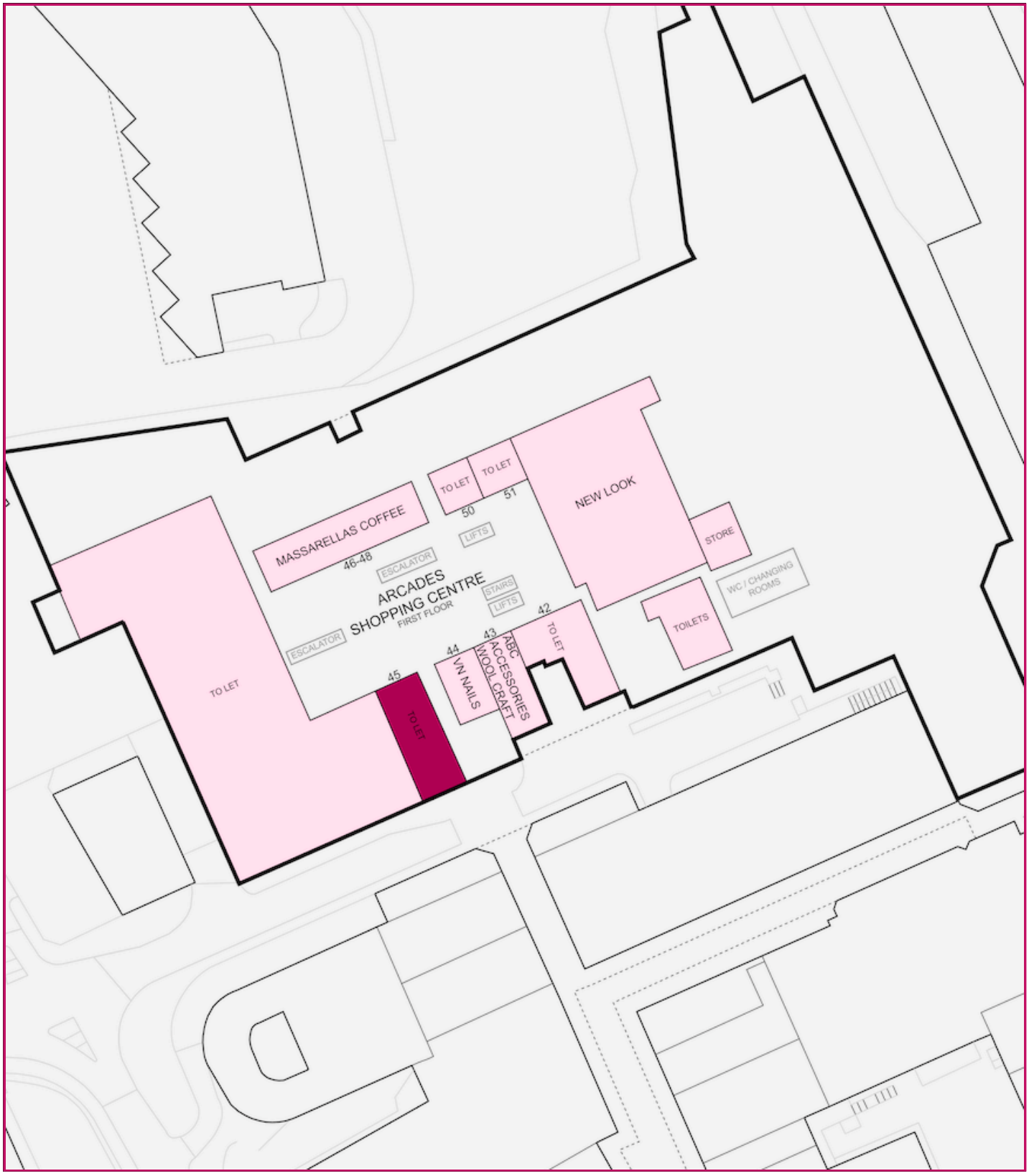
Hynes Illingworth

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