

# To Let



## Blackburn

Unit 133, 48 King William Street, The Mall Shopping Centre

Ground Floor: 1,106 sq ft (102.97 sq m)

Rent on Application

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**Location & Description:**

- **The Mall, Blackburn is the prime location in the town being the only shopping centre.**
- **It comprises of 60,400 sq m (650,000 sq ft) of floor space, 120 shops and 1,400 car parking spaces. It is anchored by Primark and Boots.**
- **The unit is located on King William Street.**

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**Demise:**

Ground Floor 1,106 sq ft (102.97 sq m)  
Basement 492 sq ft (45.75 sq m)

**Rent:**

Available upon request.

**Lease:**

New FRI lease for a term to be agreed.

**Service Charge:**

On-account service charge stands at approximately £11,062.

**EPC:**

Energy Performance Rating Assessment - D

**Legal and professional fees:**

Each party to bear their own costs.

**Rating Assessment:**

Rateable Value (April 2023) - 20,250.

**Date Prepared:**

April 2024

**Contact Us:**

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