

# To Let



## Hull

Unit 53 Jameson Street, Queens House

Ground Floor: 394 sq ft (36.6 sq m)

Rent on Application

Subject to Vacant Possession

## Location & Description:

- Hull is East Yorkshire's principal city reportedly attracting 87% of its primary catchment.
- Queens House is a 133,705 sq ft (12,422 sq m) retail block located in the heart of Hull city centre.
- Major tenants include McDonalds, Barclays Bank, Virgin Money, Card Factory and GDK.
- The subject property occupies a prominent position on Jameson Street close to Skipton Building Society, Greggs, O2 and Specsavers.

### Demise:

Ground Floor 394 sq ft (36.6 sq m)

### Rent:

Available upon request.

### Lease:

New FRI lease for a term of years to be agreed.

### Service Charge:

On-account service charge for the current year stands at approximately £673.11.

### EPC:

Available upon request.

### Legal and Professional Fees:

Each party to bear their own costs.

### Rating Assessment:

Rateable Value (April 2023) - £14,250.

### Date Prepared:

March 2025

### Contact Us:

**Steve Henderson**

07870 999618

steveh@barkerproudlove.co.uk

**Jack Deakin**

07591 835782

jack@barkerproudlove.co.uk

### Joint Agent:

**Brassington Rowan**

Jason Oddy

0113 383 3759

jo@brassrow.co.uk



Hull



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