

To Let



Burnley

97 St James Street, Charter Walk Shopping Centre

Ground Floor: 957 sq ft (89 sq m)

Rent on Application

Location & Description:

- **Charter Walk is Burnley's principal shopping destination anchored by Boots, New Look, River Island and Superdrug.**
- **The subject premises are situated on the pedestrianised St James Street which is close by to the recently redeveloped Market Square, adjacent to Wilkinson Cameras and Salvation Army.**
- **Other nearby occupiers include Marks and Spencer, Game and Clintons.**

Demise:

Ground Floor 957 sq ft (89 sq m)
First Floor 594 sq ft (55.5 sq m)

Rent:

Available upon request.

Lease:

A new eFRI lease for a term to be agreed.

Service Charge:

Available upon request.

EPC:

Energy Performance Rating Assessment - D.

Legal and professional fees:

Each party to bear their own costs.

Rating Assessment:

Rateable Value (April 2023) - £17,250.

Date Prepared:

March 2025

Contact Us:

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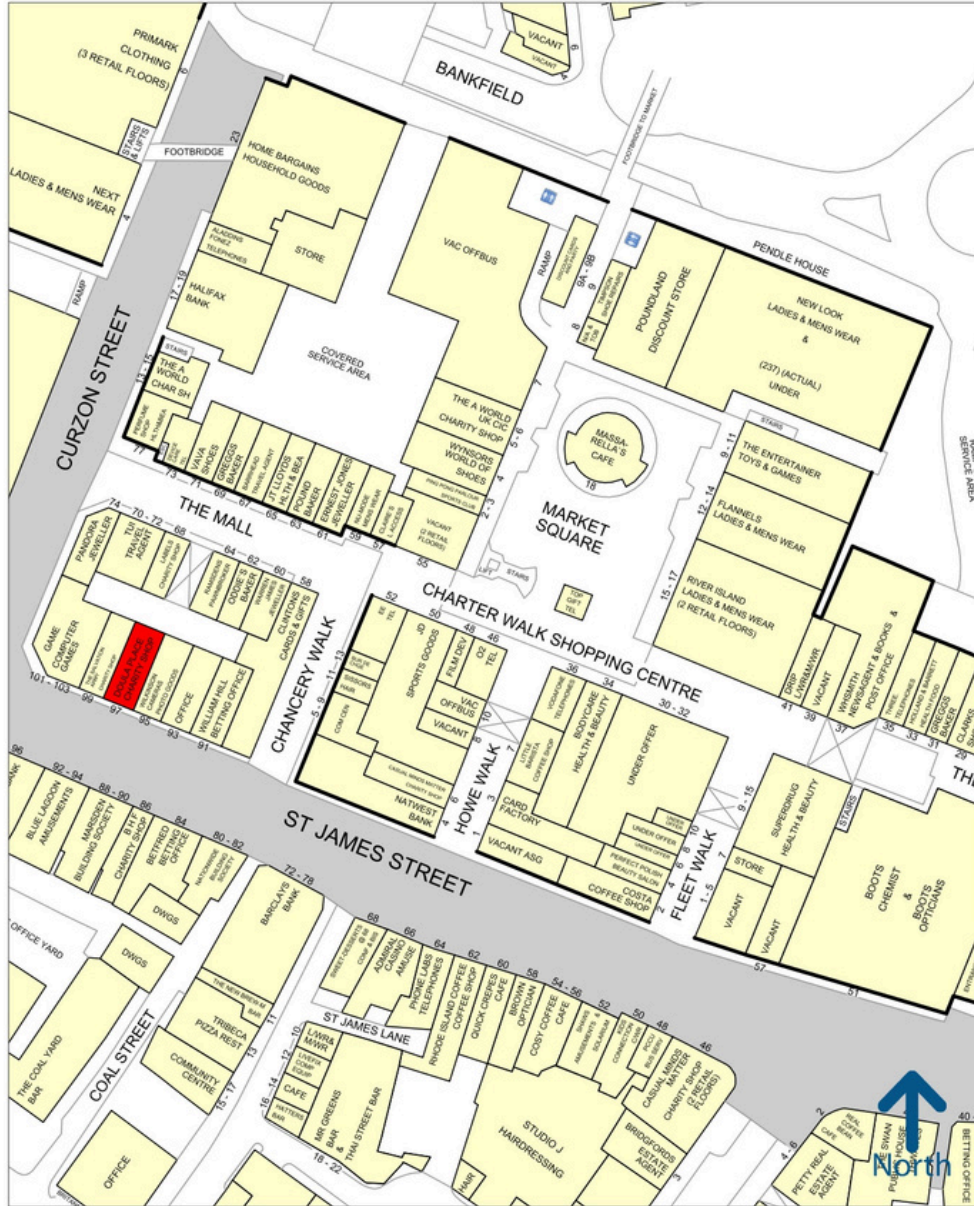
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Bumley



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