

10,700 SQ FT RETAIL UNIT – TO LET (CAPABLE OF SUBDIVISION)

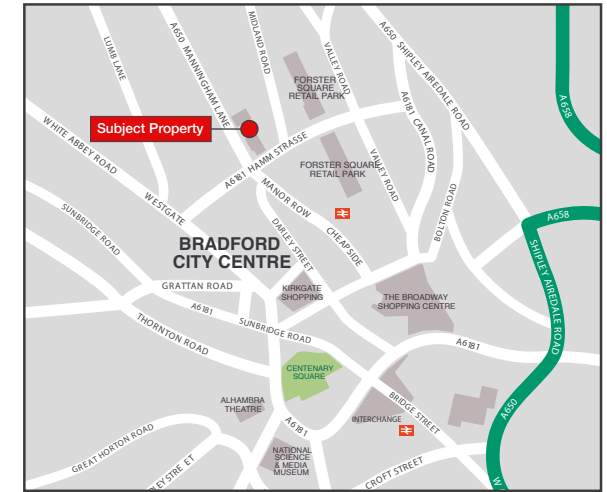
MANNINGHAM LANE RETAIL PARK | BRADFORD | BD1 3AH

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KEY DETAILS

- Manningham Lane Retail Park offers 50,000 sq ft of open A1 space with food consent and 207 car parking spaces
- Prominent corner location within 5 minutes walk of Bradford City Centre
- Anchored by Iceland Food Warehouse
- **10,700 sq ft available with open A1 (including food) consent (capable of subdivision)**



SCHEDULE OF AREAS

Tenant	Area (Sq Ft)
JD Gyms	17,971
TO LET - 2a/2b	10,700
Iceland Food Warehouse	21,783



TERMS

The premises are available to let by way of a new full repairing and insuring lease for a term of years to be agreed.

RENT

Upon application.

RATES

Rateable Value	£85,500
Estimated Rates Payable	£43,500 pa

For further information visit [www.businessrates.gov.uk](#) or contact the business rates department at the local authority.

PLANNING

Open A1 including food

EPC

An EPC is available on request.

LEGAL COSTS

Each party to pay their own legal costs in respect of the legal documentation produced in this transaction.





FURTHER INFORMATION

For further information or to arrange an inspection please contact:

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