

Unit G48 Princes Quay Shopping Centre  
Hull, HU1 2PQ

# TO LET

Retail unit with prominent frontage  
onto Queen Victoria Square

Total accommodation  
64.84 sq. m (698 sq ft)

Eligible for 100% discount under the  
small business rates relief scheme

Suitable for Use Class E

Available immediately  
on new lease terms

Rent £18,000 p.a.exc.

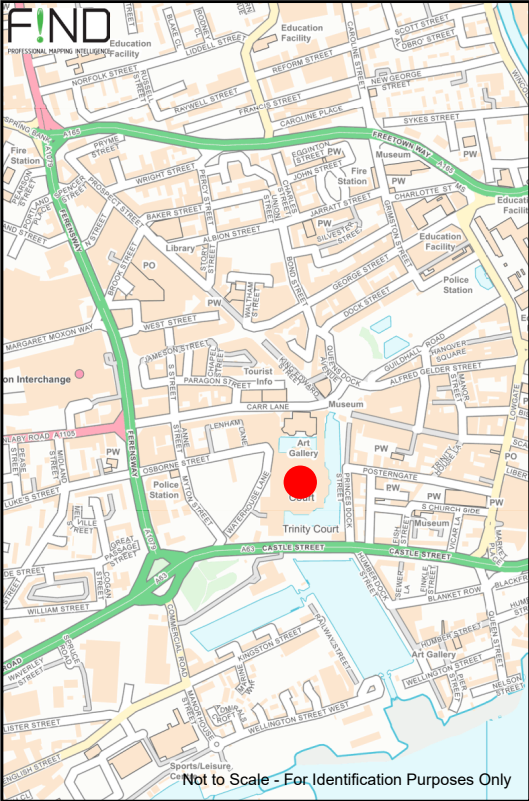
**Scotts**  
01482 325634



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**LOCATION/DESCRIPTION**

The unit is located in Hull city centre, fronting Queen Victoria Square in a prominent position adjacent to the Ferens Art gallery. The premises forms part of the Princes Quay Shopping centre situated close to the east entrance, Whitefriargate and the newly refurbished Burtons Building.

The unit is benefits from Use Class E planning consent suitable for retail, professional services or café use.

Princes Quay Shopping Centre provides in excess of 300,000 sq. ft. of retail and leisure space over four levels.

National retailers represented in the centre include Primark, Sketchers, Trespass, Superdrug and many more. This is complemented by Brewdog, Nandos, Pizza Express, Superbowl and Vue Cinema which form part of the centre’s extensive leisure offering.

**ACCOMMODATION**

Ground Floor 64.84 sq. m (698 sq. ft.)

**RATEABLE VALUE**

The property is described as ‘Shop and Premises’ with a Rateable Value of £10,250 (2023 Rating List).

Under current legislation, an eligible occupier may benefit from 100% small business rates relief.

**DISPOSAL TERMS**

The property is available To Let on new full repairing and insuring terms at an inclusive rent of £18,000 per annum exclusive.

VAT is applicable in addition to the rent and other outgoings. Contact the agent for further information.

**ENERGY PERFORMANCE RATING: C (70)**

**LEGAL COSTS**

The ingoing tenant will be responsible for all reasonable legal costs incurred together with any Stamp Duty Land Tax that may be payable.

**FURTHER INFORMATION & TO VIEW**

Contact Will O’Brien [will@scotts-property.co.uk](mailto:will@scotts-property.co.uk) 07801 885302 or Chris Mason [chris@scotts-property.co.uk](mailto:chris@scotts-property.co.uk) 07850 002496.

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