

Swoffer Barnes Commercial

Chartered Surveyors Valuers Property Consultants

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TO LET

UNITS 9 & 10

Market Building, St Peter Port, Guernsey



This is an opportunity to occupy the last two remaining prime units offering 980 sq.ft and/or 1,734 sq.ft

JOINT SOLE AGENT

Subject to Contract

The History of the Guernsey Market Buildings

The Market Buildings, located in the heart of St Peter Port, have been the centre of retailing activity in Guernsey's capital since the beginning of the 19th century. The buildings were built in grand style to reflect their importance to the community from 1820 onwards and were the focus for Town for over 100 years. Due to their size and interesting architectural features, they dominate the Church Square and Market Square end of Town.

Occupiers within the Market Buildings

Retailers located within the Market Buildings include HMV, New Look, Julian Graves, and Sports Direct. Joy's occupy the French Halles directly opposite the Market Buildings.

The Co-op operates the Food Hall and The Square restaurant is located near the centre of the Market Buildings which provides al fresco dining in both the inner street and Market Square.

Available Retail Units

<i>Retail Unit</i>	<i>Size</i>	<i>Annual Rent</i>
Unit 9	980 sq.ft	£ 30,000 per annum
Unit 10	1,734 sq.ft	£ 55,000 per annum

Unit 9: Unit 9 is located on the south easterly side of the Market development and fronts onto the Market Arcade and Fountain Street. This retail unit benefits from 980 sq.ft on ground floor level.

Unit 10: Unit 10 is located on the southern side of the Market development and also fronts onto the Market Arcade and Fountain Street. This retail unit benefits from a two storey shop with 936 sq.ft located on ground floor level and 798 sq.ft located on lower ground floor level.





Availability

The retail units are immediately available.

Terms

The retail units are available by way of a new Full Repairing and Insuring lease for a term of 15 years with three yearly rent reviews.

Legal Costs

Each party to bear their own legal costs.

Viewing - *Strictly by appointment with the Lessor's Joint Sole Agent:*

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