

25 LAZARUS COURT
DONCASTER
DN1 1JE

OFFICE / RETAIL
PREMISES
SUITABLE FOR A
RANGE OF
USES

TO LET.

- 661 Sq Ft
- Ground Floor Accommodation
- Excellent Location
- Asking Rent Of £7,500 PAX



LOCATION

Located within Lazarus Court, this prominent property is situated in the heart of Doncaster City Centre and offers a prime location for a wide range of businesses. The nearby transport links and parking options make commuting easy.

The property benefits from excellent visibility and pedestrian footfall, being situated just off Hall Gate and East Laith Gate, two of the city's principal commercial thoroughfares.

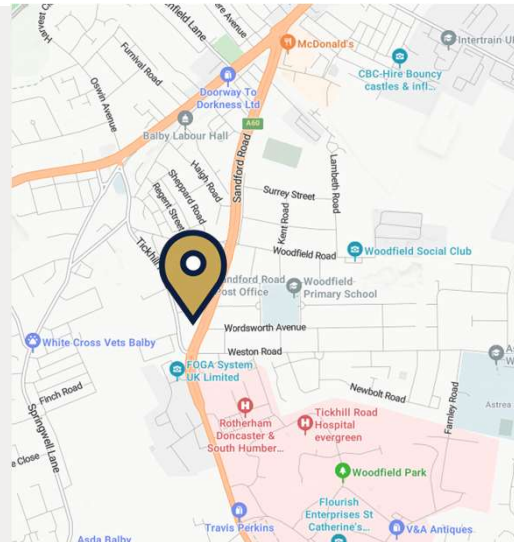
DESCRIPTION

- 661 Sq Ft
- Recently Refurbished
- Ground Floor Accommodation
- Well Presented Throughout
- Suit A Range Of Retail And Professional Uses
- Excellent Location
- Asking Rent Of £7,500 Per Annum Exclusive

ACCOMMODATION

The net internal floor area is approximately 661 sq ft (61.41 Sq M)

***Note the floor areas are provided by the landlord..



SAT NAV: DN1 1JE



SHARES.FAME.LAKES

RENT / TERMS

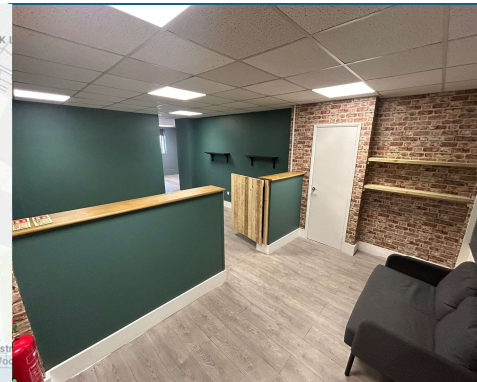
Asking rent: £7,500 per annum exclusive on terms to be agreed.

BUSINESS RATES

Interested parties are encouraged to make their own enquiries with the VOA

VAT

VAT is payable.



SERVICES

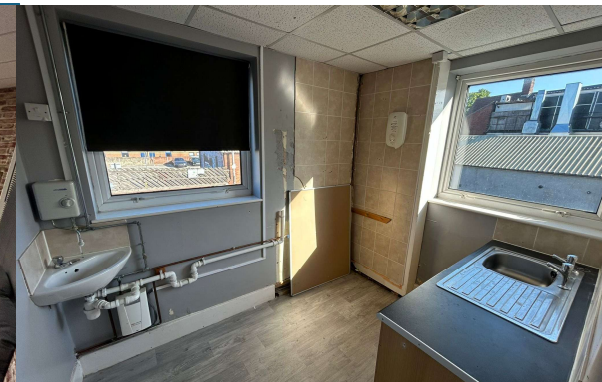
Mains water and electricity, gas and 3 phase power are connected to the property.

EPC

Rating: TBC

AML

Tenants will have to supply information to comply with AML Regulations.



VIEWINGS

By appointment with the Sole Agents below:

Ben Flint

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