







Dundas Shopping Centre, Middlesbrough TS1 1JA

**Rent Schedule of Available Units – Aug 2023**

Unit:	Location and Area:	Rental Package:	Introductory Offer and Other Information:
<p>Unit 8</p> <p><b>UNIQUE OPPORTUNITY - BUSINESS FOR SALE</b></p> 	<p>Established beauty Salon at rear of Indoor Market.</p> <p>Large self-contained fully fitted unit.</p> <p>Approx 370sqft</p>	<p>Net Rent: £177.88</p> <p>Service Charge: £50.00</p> <p>Total Weekly Net Rent: £227.88</p> <p>V.A.T. £45.58</p> <p>Total Gross Weekly Rent: £273.46</p>	<p><b>Established business available for immediate purchase from current tenant due to illness.</b></p> <ul style="list-style-type: none"> <li>• Asking price of £5000.00 to include all fixture and fitting</li> <li>• Negotiation for sale of business to be done directly with current tenant or market manager</li> <li>• Contact current owner Harry on 07462 105593</li> <li>• Sale subject to also agreeing terms for new tenancy with centre landlord. Offer details below.</li> <li>• 12mth Licence to trade agreemnt</li> <li>• Deposit of £350.00 required to secure unit.</li> <li>• 2 weeks rent free to allow for transition of ownership</li> <li>• 2 valid forms of ID and address required.</li> <li>• Electric, Water, Business rates and fibre broadband included.</li> <li>• <b>£180.00 per week for up to 6mths.</b></li> </ul>

U18a/24		<p>Benefitting from a main mall position and open on 3 sides this unit benefits from passing footfall and proximity to market café.</p> <p>Approx 168sqft</p>	<table border="1"> <tr> <td>Net Rent:</td> <td>£193.85</td> </tr> <tr> <td>Service Charge:</td> <td>£40.00</td> </tr> <tr> <td>Net Weekly Rent:</td> <td>£233.85</td> </tr> <tr> <td>V.A.T.</td> <td>£46.77</td> </tr> <tr> <td>Total Gross Weekly Rent:</td> <td>£280.62</td> </tr> </table>	Net Rent:	£193.85	Service Charge:	£40.00	Net Weekly Rent:	£233.85	V.A.T.	£46.77	Total Gross Weekly Rent:	£280.62	<ul style="list-style-type: none"> <li>• Easy in/out terms from as short as 3mths.</li> <li>• Deposit of £400.00 required to secure unit.</li> <li>• 2 weeks rent free to allow for fit out and prep.</li> <li>• 2 valid forms of ID and address required.</li> <li>• Electric, Water, Business rates and fibre broadband included.</li> <li>• <b>£150.00 per week for up to 6mths.</b></li> </ul>
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V.A.T.	£46.77													
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U38/39		<p>Centrally located in the middle of the market, this large unit benefits from a fully fitted carpet.</p> <p>Approx. 234sqft</p>	<table border="1"> <tr> <td>Net Rent:</td> <td>£157.50</td> </tr> <tr> <td>Service Charge:</td> <td>£40.00</td> </tr> <tr> <td>Net Weekly Rent:</td> <td>£197.50</td> </tr> <tr> <td>V.A.T.</td> <td>£39.50</td> </tr> <tr> <td>Total Gross Weekly Rent:</td> <td>£237.00</td> </tr> </table>	Net Rent:	£157.50	Service Charge:	£40.00	Net Weekly Rent:	£197.50	V.A.T.	£39.50	Total Gross Weekly Rent:	£237.00	<ul style="list-style-type: none"> <li>• Easy in/out terms from as short as 3mths.</li> <li>• Deposit of £250.00 required to secure unit.</li> <li>• 2 weeks rent free to allow for fit out and prep.</li> <li>• 2 valid forms of ID and address required.</li> <li>• Electric, Business rates and fibre broadband included.</li> <li>• <b>£100.00 per week for up to 6mths.</b></li> </ul>
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U56		<p>Starter unit partially glazed and carpeted</p> <p>Opposite Market Butcher</p> <p>Approx. 135sqft</p>	<table border="1"> <tr> <td>Net Rent:</td> <td>£116.83</td> </tr> <tr> <td>Service Charge:</td> <td>£20.00</td> </tr> <tr> <td>Total weekly Net Rent:</td> <td>£136.83</td> </tr> <tr> <td>V.A.T.</td> <td>£27.37</td> </tr> <tr> <td>Total Gross Weekly Rent:</td> <td>£164.20</td> </tr> </table>	Net Rent:	£116.83	Service Charge:	£20.00	Total weekly Net Rent:	£136.83	V.A.T.	£27.37	Total Gross Weekly Rent:	£164.20	<ul style="list-style-type: none"> <li>• Easy in/out terms from as short as 3mths.</li> <li>• Deposit of £250.00 required to secure unit.</li> <li>• 2 weeks rent free to allow for fit out and prep.</li> <li>• 2 valid forms of ID and address required.</li> <li>• Electric, Business rates and fibre broadband included.</li> <li>• <b>£90.00 per week for up to 6mths.</b></li> </ul>
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U57		<p>Clean modern unit at rear of market.</p> <p>Approx. 135sqft</p>	<table border="1"> <tr> <td>Net Rent:</td> <td>£116.83</td> </tr> <tr> <td>Service Charge:</td> <td>£25.00</td> </tr> <tr> <td>Total weekly Net Rent:</td> <td>£141.83</td> </tr> <tr> <td>V.A.T.</td> <td>£28.37</td> </tr> <tr> <td>Total Gross Weekly Rent:</td> <td>£170.20</td> </tr> </table>	Net Rent:	£116.83	Service Charge:	£25.00	Total weekly Net Rent:	£141.83	V.A.T.	£28.37	Total Gross Weekly Rent:	£170.20	<ul style="list-style-type: none"> <li>• Easy in/out terms from as short as 3mths.</li> <li>• Deposit of £250.00 required to secure unit.</li> <li>• 2 weeks rent free to allow for fit out and prep.</li> <li>• 2 valid forms of ID and address required.</li> <li>• Electric, Business rates and fibre broadband included.</li> <li>• <b>£90.00 per week for up to 6mths.</b></li> </ul>
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14		<p>Good location facing the market café and on main route to the market toilets corridor.</p> <p>Size approx. 160sqft</p>	<table border="1"> <tr> <td>Net Rent:</td> <td>£90.77</td> </tr> <tr> <td>Service Charge:</td> <td>£25.00</td> </tr> <tr> <td>Total weekly Net Rent:</td> <td>£115.77</td> </tr> <tr> <td>V.A.T.</td> <td>£23.15</td> </tr> <tr> <td>Total Gross Weekly Rent:</td> <td>£138.92</td> </tr> </table>	Net Rent:	£90.77	Service Charge:	£25.00	Total weekly Net Rent:	£115.77	V.A.T.	£23.15	Total Gross Weekly Rent:	£138.92	<ul style="list-style-type: none"> <li>• Easy in/out terms from as short as 3mths.</li> <li>• Deposit of £250.00 required to secure unit.</li> <li>• 2 weeks rent free to allow for fit out and prep.</li> <li>• 2 valid forms of ID and address required.</li> <li>• Electric, business rates and fibre broadband.</li> <li>• <b>£75.00 per week for up to 6mths.</b></li> </ul>
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37		<p>Starter unit for trial business at rear of Market. Water included.</p> <p>Approx. 135sqft</p>	<table border="1"> <tr> <td>Net Rent:</td> <td>£90.87</td> </tr> <tr> <td>Service Charge:</td> <td>£30.00</td> </tr> <tr> <td>Total Weekly Net Rent:</td> <td>£120.87</td> </tr> <tr> <td>V.A.T.</td> <td>£24.17</td> </tr> <tr> <td>Total Gross Weekly Rent:</td> <td>£145.04</td> </tr> </table>	Net Rent:	£90.87	Service Charge:	£30.00	Total Weekly Net Rent:	£120.87	V.A.T.	£24.17	Total Gross Weekly Rent:	£145.04	<ul style="list-style-type: none"> <li>• Easy in/out terms from as short as 3mths.</li> <li>• Deposit of £250.00 required to secure unit.</li> <li>• 2 weeks rent free to allow for fit out and prep.</li> <li>• 2 valid forms of ID and address required.</li> <li>• Electric, Water, Business Rates and fibre broadband included</li> <li>• Fully Inclusive Introductory Offer.</li> <li>• <b>£75.00 per week for up to 6mths.</b></li> </ul>
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**All INFORMATION SUBJECT TO CONTRACT (as at 24/07/23)**

**For more information please contact:**

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