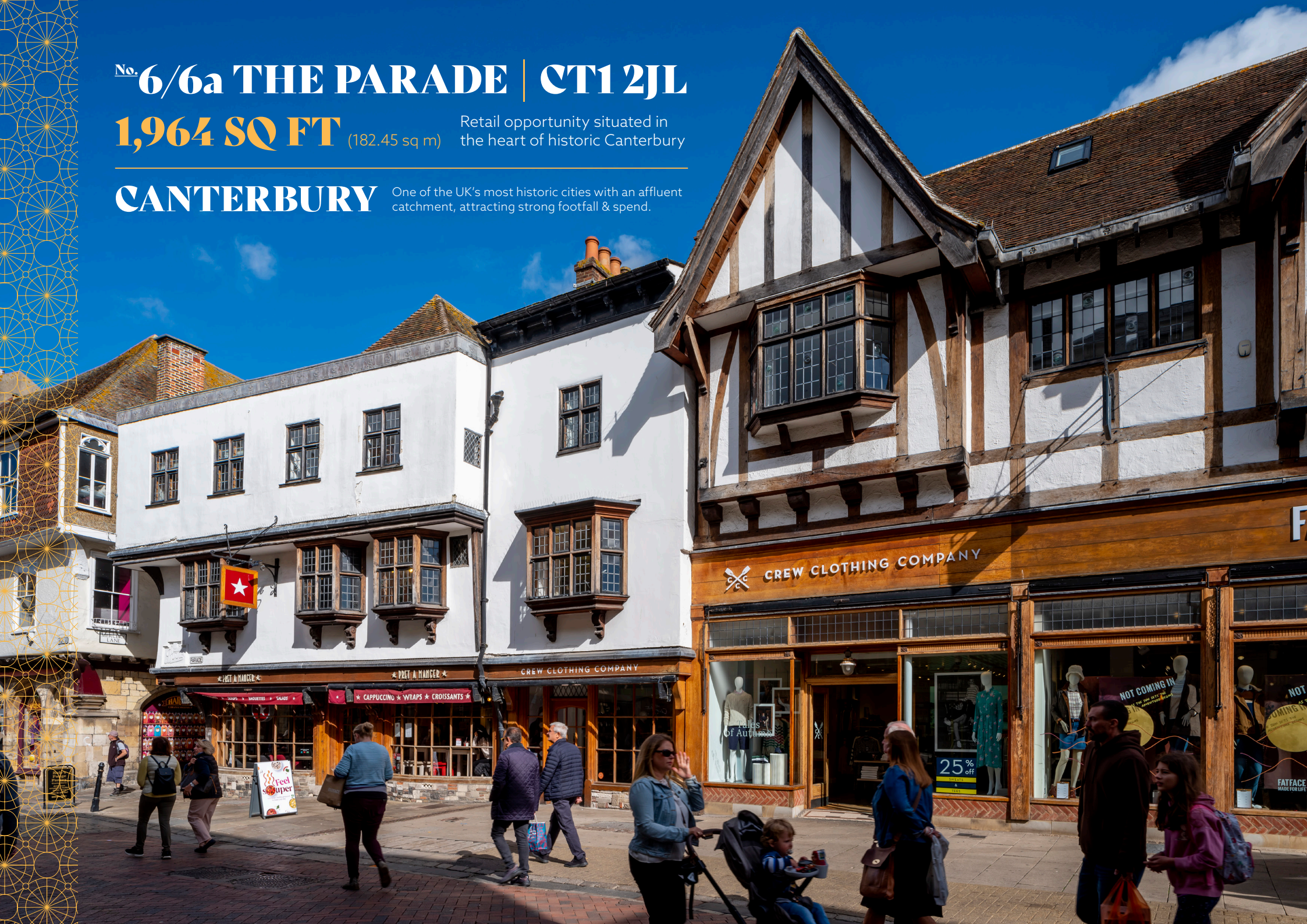


No. **6/6a THE PARADE** | **CT1 2JL**

1,964 SQ FT (182.45 sq m) Retail opportunity situated in the heart of historic Canterbury

CANTERBURY One of the UK's most historic cities with an affluent catchment, attracting strong footfall & spend.

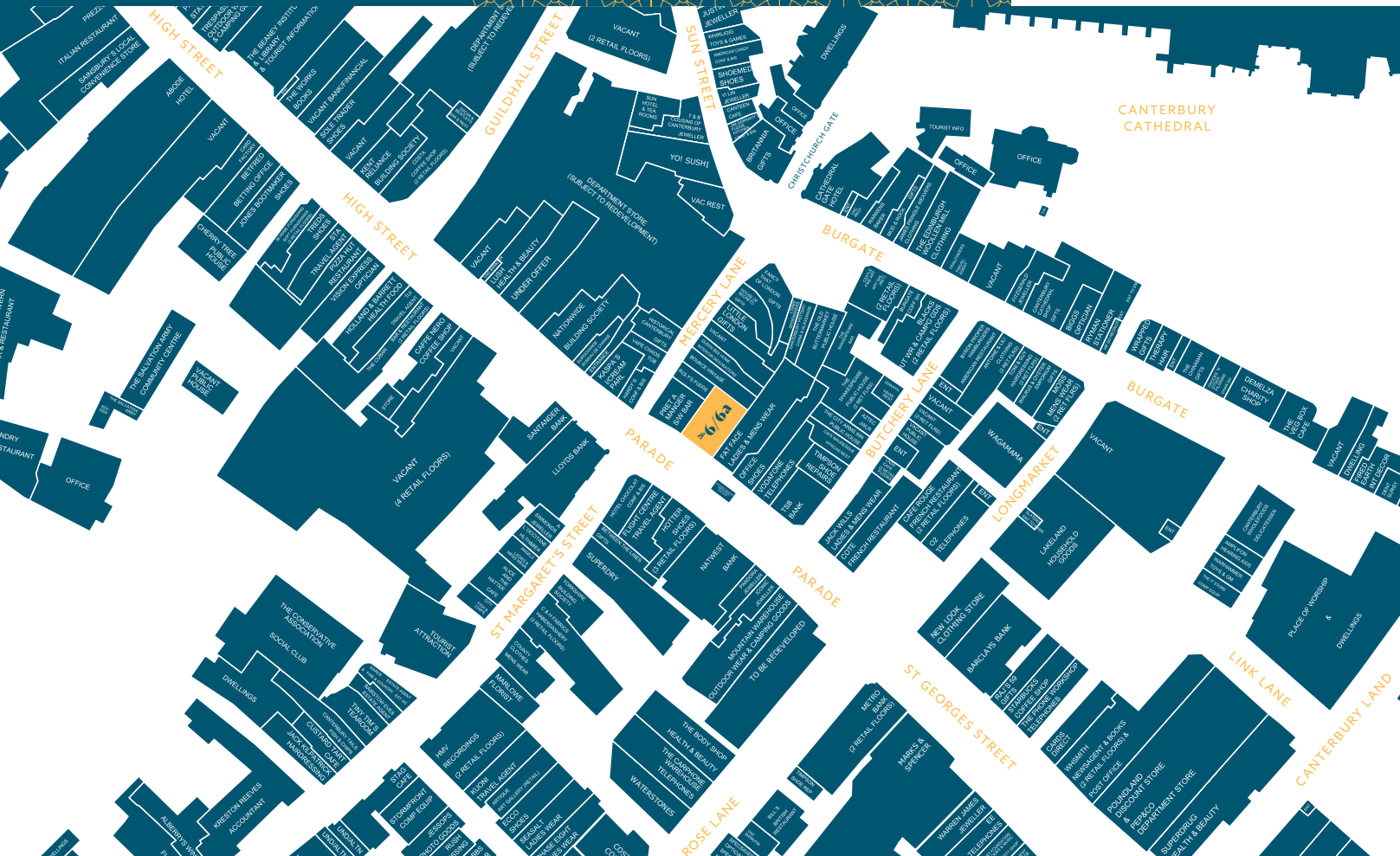


DOUBLE FRONTED RETAIL UNIT

The property occupies a prime trading location on The Parade adjacent to Pret & Fat Face, close to its junction with Mercy Lane.

Mercy Lane provides access to Christchurch Gate which is the main entrance to Canterbury Cathedral, the primary tourist attraction to the city.

Other nearby occupiers include Hotel Chocolat, Vodafone, Superdry, Mountain Warehouse & NatWest.



CANTERBURY CATHEDRAL

THE LOCATION

The historic & cultural heart of Kent, Canterbury has long attracted pilgrims, as well as local, national & international visitors

The city would usually attract circa 7.5 – 8 million visitors a year.

Connections



By Car

Canterbury has excellent road connections; the A2 dual carriageway links with the M2 for London (63 miles) & Dover (17 miles) to the south east.



By Public Transport

The city is served by two railway stations, with over 3.5 million passengers per annum. Frequent services to London Charing Cross, Victoria, & St Pancras (the high speed trains get you there or back in less than an hour - around 56 minutes).

No. 6/6a THE PARADE

CANTERBURY | CT12JL

ACCOMMODATION SCHEDULE

GROUND (SALES)	1,394 SQ FT	129.50 SQ M
BASEMENT (STORE)	570 SQ FT	52.95 SQ M
TOTAL	1,964 SQ FT	182.45 SQ M

TERMS

The premises are available on a new lease for a term of years to be agreed at a commencing rental of **£90,000 per annum** exclusive of rates, service charge & VAT.

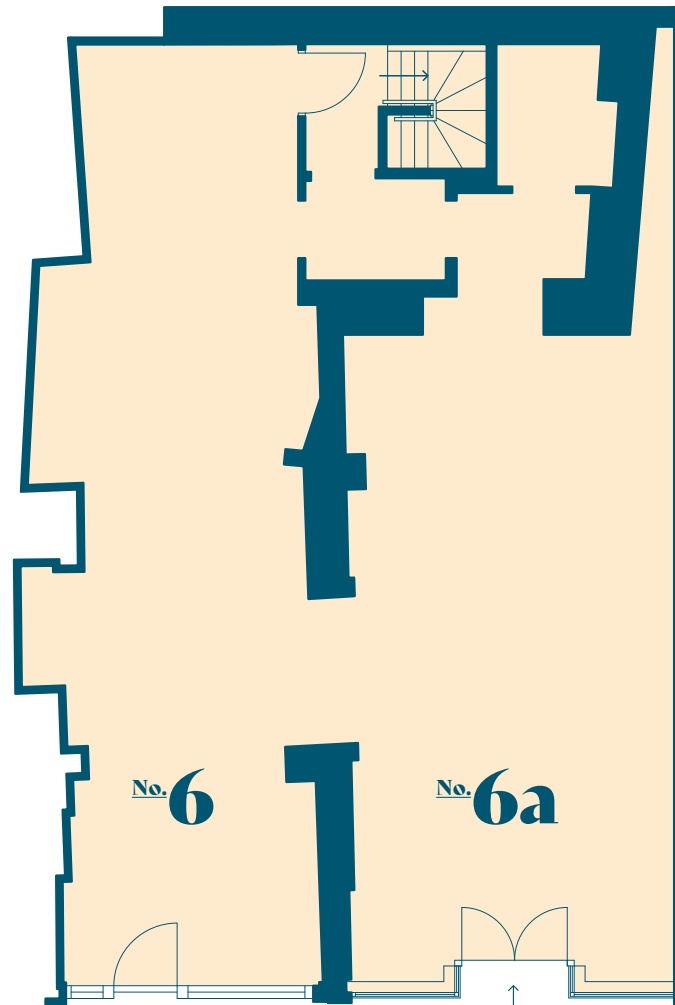
RATES

Rateable Value for No. 6/6a The Parade
£60,500 (Effective from the 4th May 2021)

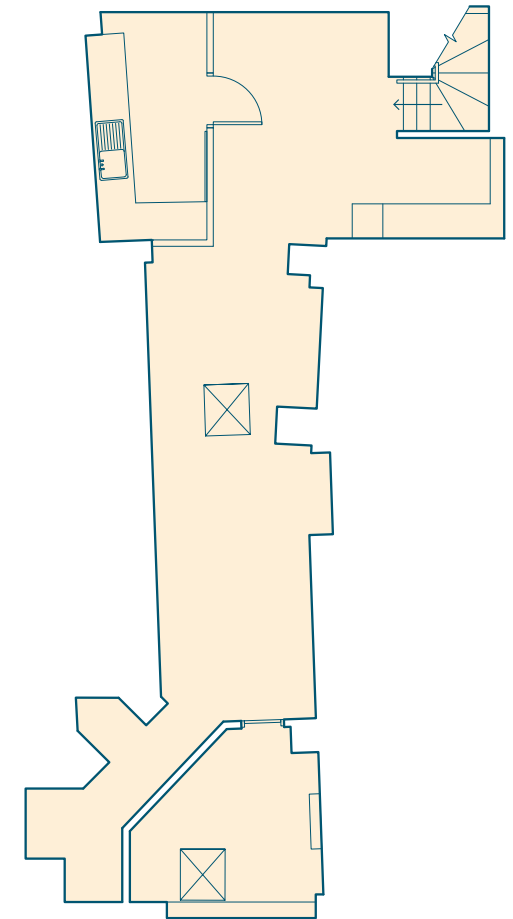
Further information, specifications & detailed plans are available upon request with the joint agents.



GROUND FLOOR



BASEMENT FLOOR



For more information, please contact the joint agents:



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