



**SHAPE&SATE**

51 Great Underbank, Stockport, SK1 1NE  
Leisure, Retail To Let | £35,000 per annum | 1,932 sq ft  
Retail/Leisure Opportunity

# SHAPE & SATE

## 51 Great Underbank, Stockport, SK1 1NE

### Summary

- Rent: £35,000 per annum
- Business rates: Rates payable for this site are £7,162.5 under the new small business multiplier of 38.2p (2026/27)
- Lease: New Lease

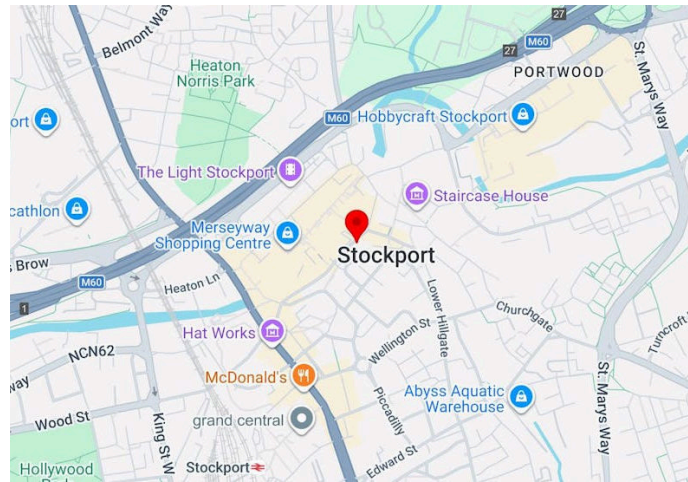
### Contact & Viewings



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### Description

A well-positioned ground floor retail unit in Stockport Town Centre, suitable for a variety of uses. Currently benefitting from Class E planning. Potential for extract route within rear courtyard. The property currently has kitchen and WC facilities, storage rooms and office space to the rear. Potential to open up space. The property is located close to a number of established occupiers including Sticky Fingers, Nationwide, the White Lion Hotel, Underbank Bar & Kitchen, Not Just Barbers and Rhode Island Coffee.

The upper floors are currently being converted to 5 flats due to be completed by May 2026. Once completed the retail space will be stripped back and be cleared out and ready for occupation.

### Location

The property occupies a prominent position on Great Underbank, close to the busy food and drink hub around Little Underbank and Lower Hillgate, and is within a short walking distance of the Merseyway shopping



precinct. Both Stockport Bus and Train station a short walk away.

### Accommodation

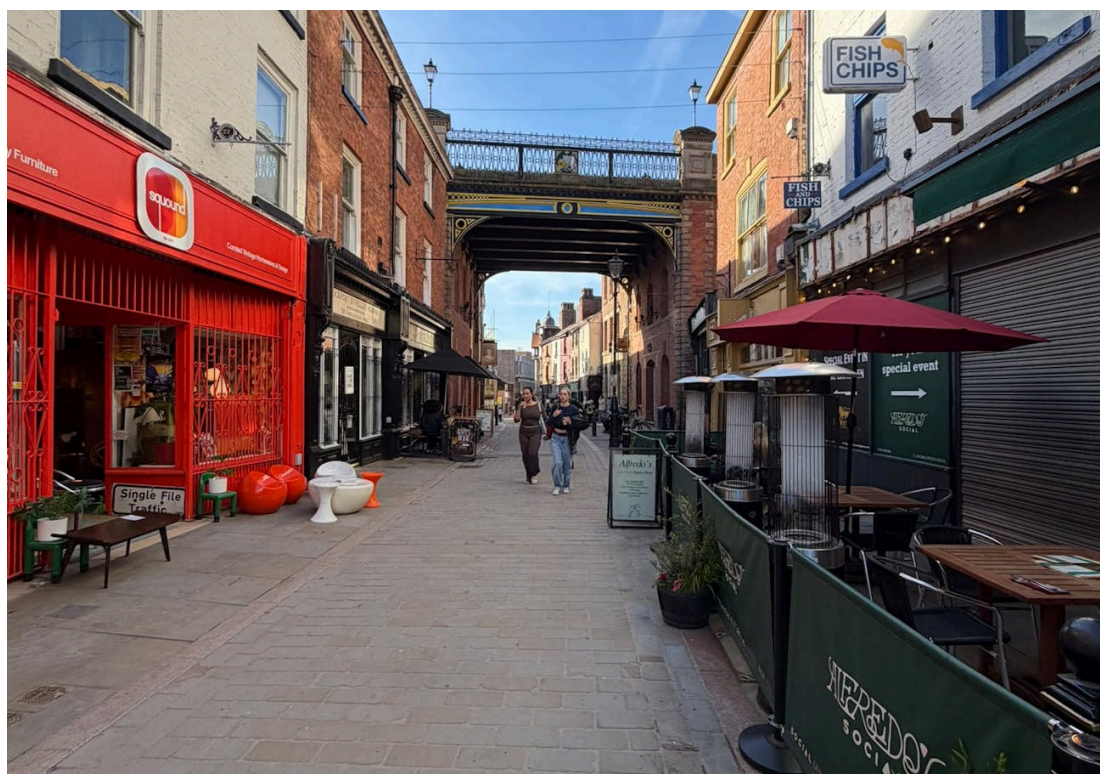
Name	sq ft	sq m	Availability
Basement	226	21	Available
Ground	1,706	158.49	Available
<b>Total</b>	<b>1,932</b>	<b>179.49</b>	

### Rates

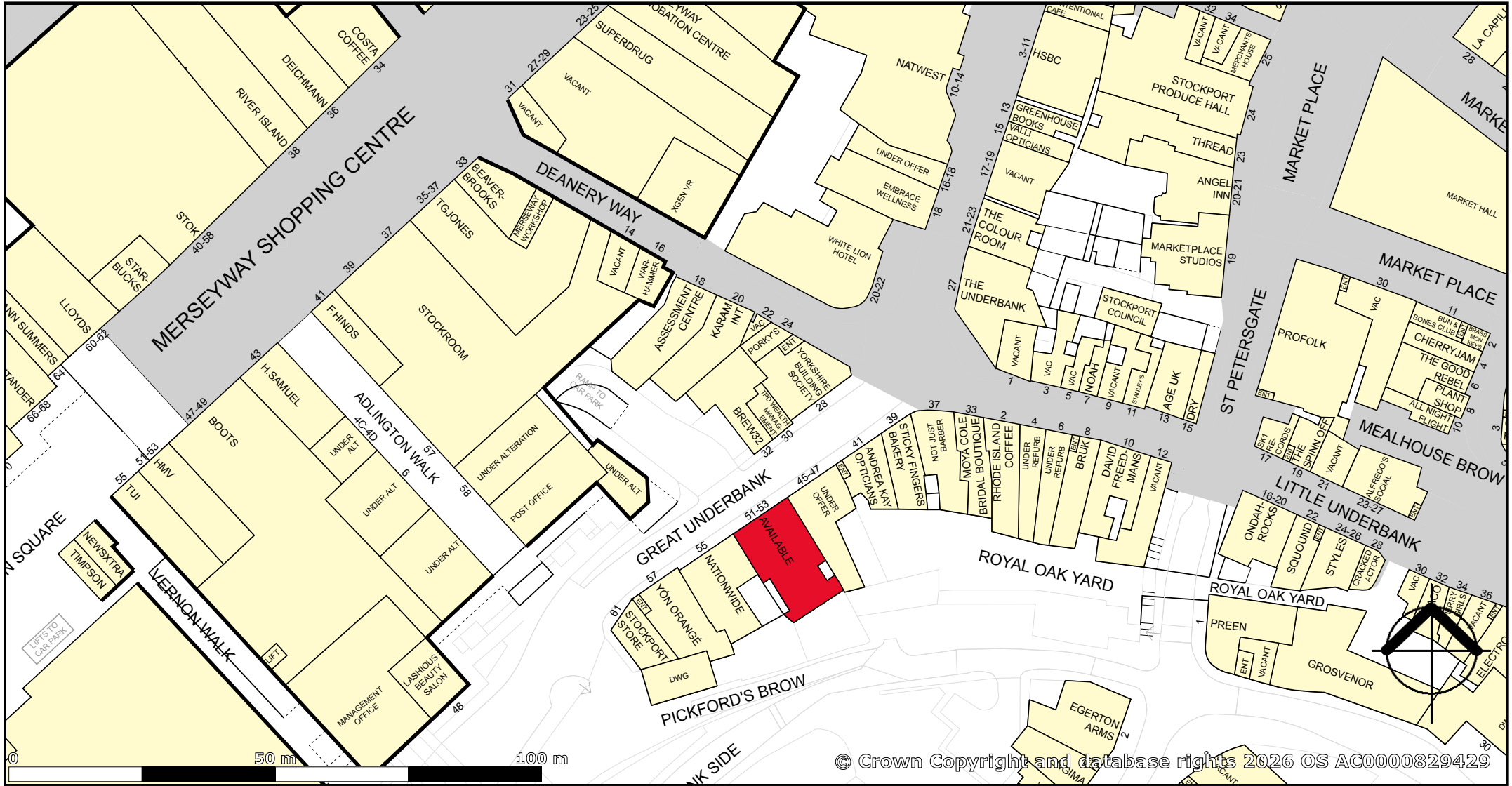
Interested parties should make their own enquiries with the local rating authority.

April 2026 rateable value £18,750. Rates payable £7,162.5 per annum





51a Great Underbank, Stockport, SK1



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