

MUSSON
LIGGINS

950 7476

HENFREY'S

100

NOTTINGHAM

**100 FRIAR LANE
TO LET**

Ground Floor
Retail Unit

£16,000

PER ANNUM EXCLUSIVE

70.35 sq m (757 sq ft)

 100 Friar Lane,
Nottingham,
NG1 6EB

 0115 941 5241

 william@mussonliggins.co.uk

 mussonliggins.co.uk

GENERAL DESCRIPTION

The subject property comprises of a ground floor retail unit.



FEATURES

- ▶ SELF CONTAINED UNIT
- ▶ PROMINENT POSITON



100 Friar Lane,
Nottingham,
NG1 6EB



LOCATION

The premises are situated on Friar Lane in Nottingham city centre, within the city's established professional and financial district. The property lies approximately 0.3 miles west of Old Market Square, Nottingham's principal retail and civic hub, and within close proximity to a wide range of city centre amenities.

Friar Lane and the surrounding streets accommodate a variety of professional occupiers including solicitors, financial advisers, and property consultants, alongside cafés, restaurants, and other service-based businesses.

The location benefits from excellent public transport links, with Nottingham Railway Station approximately 0.6 miles to the south, together with regular tram and bus services operating throughout the city centre. The property also enjoys convenient access to Maid Marian Way and the wider road network.

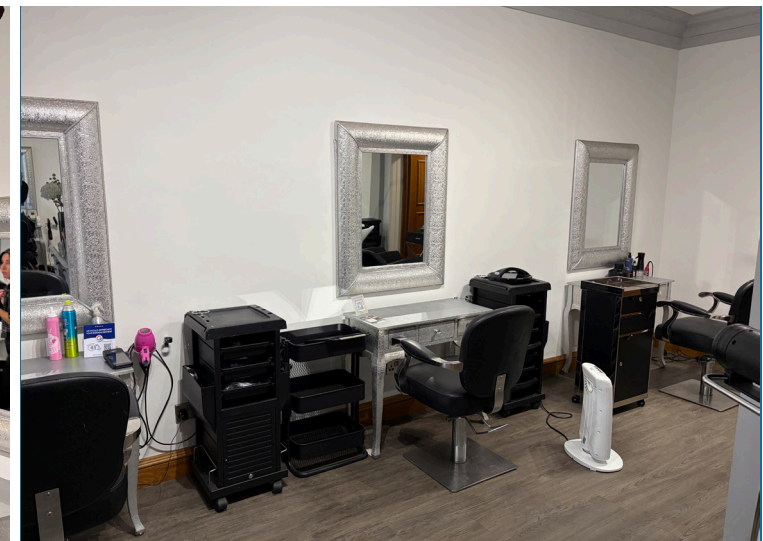
DESCRIPTION

The subject property comprises a mid-terraced ground floor retail unit arranged to provide open plan sales accommodation. The unit benefits from a timber framed double glazed shop front, providing good natural light and frontage onto Friar Lane.

Internally, the accommodation provides a basic retail area fitted with modern fixtures and fittings, suitable for a variety of uses (subject to the necessary consents).

Ancillary facilities are provided to the rear, including a kitchenette and WC.

100 Friar Lane	M ²	Ft ²
Total Area	70.35	757





BUSINESS RATES

Rateable Value: **£12,750**

From 1 April 2026: **£14,750**

This is not the amount you will pay. Budget figures are available from the Agents.

For further information on Rates Payable and Small Business Rates Relief contact Nottingham City Council.

PLANNING

For further information, please contact Nottingham City Council.

EPC (ENERGY PERFORMANCE CERTIFICATES)

A copy of the building's Energy Performance Certificate can be obtained from the Agents .

TERMS

The premises are available To Let by way of a New Lease on terms to be agreed

RENT

£16,000 (Sixteen Thousand Pounds) Per Annum Exclusive

SERVICES

We understand that mains electricity, water and drainage are connected to the premises.

However, we recommend that interested parties contact the relevant service providers to confirm this.

VAT

Prices are quoted exclusive of Value Added Tax (VAT).

LEGAL COSTS

Each party will be responsible for their own legal costs incurred in this transaction.

VIEWING

Strictly by prior appointment with the Sole Agents Musson Liggins Ltd.

CONTACT

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William Cowley

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MISREPRESENTATION

While every effort has been made to ensure that these particulars provide a true and fair summary of the development, they are not designed to create any legal relationships or actionable representations. You are expected to inspect and investigate with your legal advisors to satisfy yourself that the terms of any formal legal contract regulate any legal relationship that may arise in relation to this development. To the extent that this literature is found to give rise to any claim in law against any person or company in relation to the development that liability is excluded to the extent permitted by law from time to time.

MUSSON LIGGINS



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Beeston, Nottingham NG9 2PA



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At Musson Liggins we aim to deliver a personal and professional service you can trust, with clear, practical advice and guidance.

Property services we offer include; Sales and Lettings of Commercial and Investment Properties, Acquisition and Property Investment Advice, Red Book Valuations, Rent Reviews, Lease Renewals, Landlord and Tenant Advice.

If you would like to discuss any property related matter, do not hesitate to contact our friendly and professional team.



MATTHEW WADE BSC (HONS) MRICS
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WILL COWLEY
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