

TO LET

751 Sq Ft (69.77 Sq M)

- › Town Centre Location
- › WC Facilities
- › High Footfall
- › Flexible Terms / Potential for Pop-Up Shops
- › Recently Refurbished



9 Market Hall The Arcade

Bedford, MK40 1NS

Contact: Joshua Parello or William Fountaine
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eddisons.com





Location

- The premises are located within The Bedford Arcade
- Good access to the A4280 & A421 Bedford Southern Bypass which links to the M1 & A1.
- Bedford Railway Station is approx. 1 mile

 what3words

[///pops.types.twin](https://pops.types.twin)

 Google Maps

[Click here](#)



Description

- Nestled in the heart of Bedford Victorian Arcade, sits a unique retail unit with a timeless vintage frontage
- The unit benefits from being in a prime location seconds from the High Street
- The premises are to be let on a full repairing and insuring lease for a term to be agreed

Terms

Available by way of a new FRI lease for a term to be agreed at a rent of £14,000 exclusive. VAT is payable.

Accommodation (Net Internal Area*)

Unit 9	69.77 SQ M	751 SQ FT
Total	69.77 SQ M	751 SQ FT

*The property has been measured in accordance with the RICS Property Measurements Standard 6th Edition

EPC: D-100

Business Rates: The rateable value is £TBA as currently being reassessed. For the rates payable please contact www.voa.gov.uk

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