



Location

The historic and vibrant city of York is the commercial centre for North Yorkshire. It is situated 26 miles north east of Leeds and 22 miles east of Harrogate. The city has excellent transport connections with road links to the A1 and M1 and direct trains services to Manchester, Edinburgh, Leeds and London.

The property is situated on Castlegate, a well-established thoroughfare in the centre of York, adjacent to the main city centre shopping areas of Coppergate, Spurriergate and Parliament Street.

Well known occupiers in the vicinity include Prezzo, Urban Outfitters, Fat Face, Pizza Hut, Tesco Express and H&M.

Popular tourist attractions such as York Castle Museum, York Dungeons and the Jorvik Viking Centre are in close proximity.

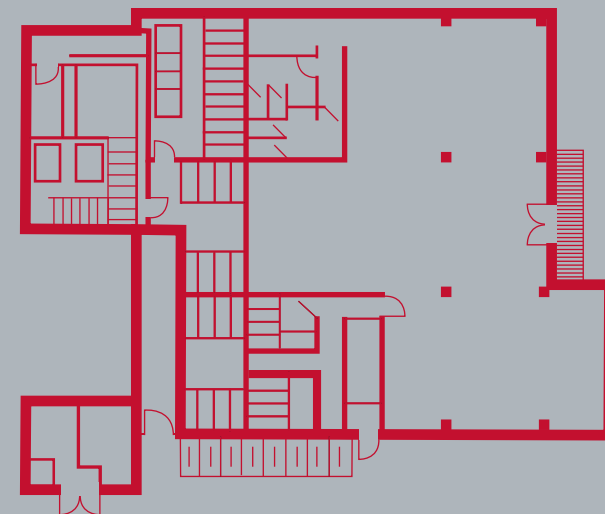
Description

The premises are located on the Ground Floor of a modern retail / residential redevelopment.

Accommodation

The premises comprises approximately 2,900 sq ft of accommodation, measured on a gross internal basis.

*please note, the above floor areas have been provided by client's architect.



Services

Mains electricity (3 phase), mains gas, water and drainage are connected to the premises.

Planning

The property has change of use planning to café / restaurant (use class A3).

