

# Lot 30

Vacant (1)

77, 79-83 Market Street,  
**Crewe, Cheshire CW1 2HB**  
 Freehold Vacant Town Centre Retail (1)



## Key Details

- Prominent Town Centre Corner Location
- Opposite entrance to Market Centre Shopping Centre
- Opposite Halifax & Lloyds Banks
- Close proximity to car parks and Crewe bus station

## On Instructions of Administrators at Deloitte

### Location

Miles: 27 miles South west of Manchester  
 31 miles South east of Liverpool  
 10 North west of Stoke on Trent

Roads: M6, A534, A5020, A500

Rail: Crewe Railway Station

Air: Manchester Airport,  
 Liverpool John Lennon Airport

### Situation

Crewe is an important commercial centre and historic town in the affluent South Cheshire region. The town benefits from good road networks to the north and south being 5 miles west of junctions 16 and 17 of the M6 motorway. The town is also a proposed hub station on phase 2 of the HS2 rail line. The property is situated on the south side of the pedestrianised Victoria Street, Crewe's main retailing centre, at its junction with Market Street. The property is a few metres to both Victoria Square Shopping Centre and Market Centre, with retailers including B&M, Argos, Wilko and Iceland. Other retailers in the area include Greggs, Lloyds Bank, Waterstones, Pound Baker and Boots.

### Description

No. 79/83 is arranged on the ground and one upper floor to provide a ground floor shop with further first floor ancillary accommodation. Shop no. 77 Market Street is on ground floor.

### Tenure

Freehold.

### VAT

VAT is applicable to this lot.

### Energy Performance Certificate

See legal pack at acuitus.co.uk

## Tenancy and accommodation

Unit	Floor	Use	Floor Areas (Approx)	Possession
79/83 Market Street (former Burton/Dorothy Perkins)	Ground First Basement	Retail Ancillary Ancillary	259.40 sq m (2,792 sq ft) 295.30 sq m (3,179 sq ft) 87.30 sq m (941 sq ft)	Vacant
77 Market Street (1)	Ground	Retail	27.20 sq m (293 sq ft)	Occupied
<b>Total</b>			<b>669.20 sq m (7,205 sq ft)</b>	

(1) Sublet to European Life-Science Academy Limited, with Chinagreat Limited as guarantor on a lease expiring 12th March 2018 at £16,500 per annum.

### Viewings

Block viewing will be arranged - please email alexander.auterac@acuitus.co.uk.

### Planning

The property may benefit from future redevelopment for a variety of uses, subject to all necessary consents/permissions and current tenancy. Interested Parties are referred to Cheshire East Council - [www.planning.cheshireeast.gov.uk](http://www.planning.cheshireeast.gov.uk)



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