

# 18

## UNIT 18, THE GALLERIA | HATFIELD

### Location

The Galleria is located adjacent to the A1 and therefore easily accessible, as well as benefiting from various national transport links. The scheme is home to a number of national occupiers, including M&S, TK Maxx, Wagamama, Nando's, and PureGym.

### Accommodation

The property is arranged over ground floor only providing the following approximate net internal floor area:

Ground Floor	1,591 sq ft	147.81 sq m
<b>Total</b>	<b>1,591 sq ft</b>	<b>147.81 sq m</b>

### Term

Term to be agreed.

### Rent

On application.

### Service Charge

The Service Charge attributable for this unit is £17,342

### Rates

We are informed by the Local Rating Authority that the rates assessed are as follows:

Rateable Value: £25,750  
Rates Payable (24/25): £14,060

Interested parties are advised to verify figures with the local authority.



