

**TO LET**  
**Car Park at Sessions House Yard**  
**Pontefract, WF8 4PQ**



**Location**

Access to the site available from Stuart Road via Anderson Street and Watergate. Located behind Tesco supermarket car park and adjacent to Stuart Road Surgery in Pontefract town centre.

**Description**

Site area approximately 392m sq.  
Could fit 20 to 25 cars depending upon configuration.

**Use**

To be used as a car park only.  
Not to be used as a car wash.  
Will not be let as individual spaces.

**Rent**

Written offers in the region of £9,000pa plus VAT are invited on a full repairing and insuring basis. This excludes rates and other outgoings. Rent payable monthly or quarterly in advance.

**Terms**

Terms to be negotiated but minimum one year lease, contracted out.

**Business rates:**

The premises are currently assessed at:-  
Rateable value: £9,500 pa  
Standard rate payable: £4,560 pa

Small Business Rates Relief may apply. Enquiries in relation to rates should be made directly with Business Rates 01977 727121

**Costs**

The lessee is responsible for the Council's Surveyor's and Legal costs incurred, estimated to be around £562 and £250 respectively.

Please contact 01924 305845 or 01924 306527 for further information.

## Location plan



These particulars do not constitute, nor constitute any part of, an offer or a contract. They are intended to give a fair description of the property referred to but whilst believed to be correct any intending lessee must satisfy themselves, by inspection or otherwise, as to the correctness of each of the statements hereby contained.