

**RMJ**

**WHITE ROSE**  
SHOPPING CENTRE

 CANOLFAN Y RHOSYN GWYN

# RETAIL UNIT TO LET

UNIT 16b - 3,236 SQ FT

enquiries@rmjletting.com 0141 739 8833



[whiterosecentre.com](http://whiterosecentre.com)



The  
Fragrance  
Shop



YOU  
KNOW  
WHO'S



 WARREN JAMES



Unit 16b Walkthrough

# UNIT 16b

Positioned next to The Fragrance Shop and Specsavers, benefiting from strong neighbouring brands and consistent footfall.

3,236 SQ FT

RATES	Rateable Value: £15,750 Rates Payable: £8,946
Service Charge	Service Charge: £13,702.68 Insurance: £1,360.16

## Key Features



### Prime Retail Position

Situated within the White Rose Shopping Centre, directly next to The Fragrance Shop, and opposite Boots.



### Flexible Retail Space

Open-plan layout suitable for a variety of retail or service uses.



### Excellent Accessibility

Immediate access to 300-space centre parking and key transport links.



## Location

Rhyl is a historic seaside town in North Wales, located on the north coast along the Irish Sea, approximately 25 miles west of Chester. It is the largest town centre in Denbighshire.



Supported by funding from the Welsh government and Denbighshire County Council, the town is experiencing major development across tourism, leisure, housing and transport. Current projects include a £5.5 million investment in green space enhancements and travel infrastructure, as well as a £300,000 upgrade to the promenade.

## Getting Here

- ▶ Excellent accessibility via the A55, providing direct access to Chester, the North West, and the wider North Wales coast.
- ▶ On-site parking for 300 vehicles, including disabled and parent & child bays.
- ▶ Rhyl railway station is served by Transport for Wales services, providing direct connections to Holyhead, Shrewsbury and Llandudno. The centre is located just a six-minute walk from the station.



## VAT

All prices quoted are subject to VAT.

## LEGAL COSTS

Each party will meet its own legal costs in any transaction.

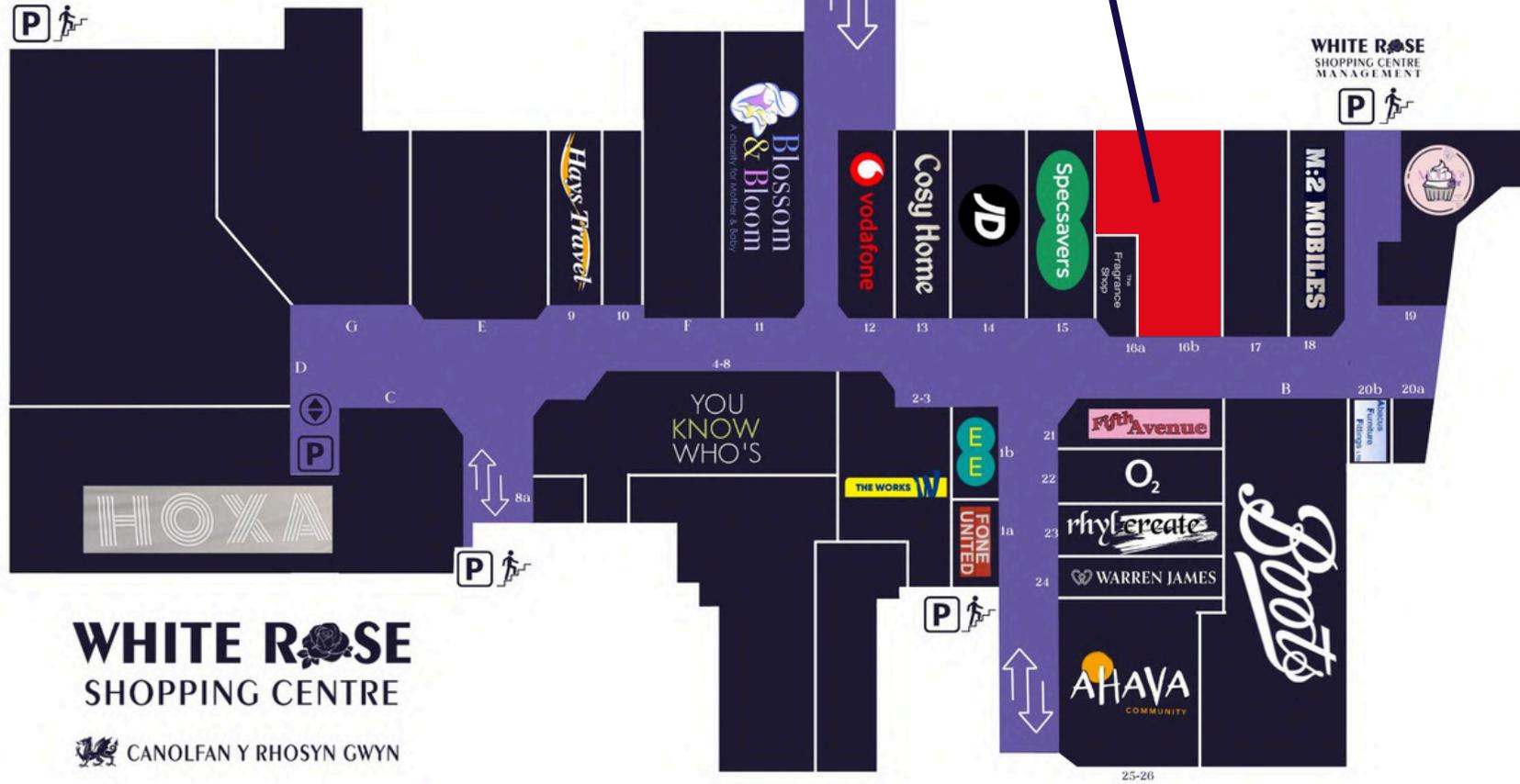
## PLANS

Any plans or photographs were correct at the time of preparation and are shown for reference, not fact.

## AGENTS NOTES

Under Money Laundering Regulations, we are obliged to verify the identity of a proposed purchaser/tenant once a sale/let has been agreed and prior to instructing solicitors. This is to help combat fraud and money laundering and the requirements are contained in statute. A letter will be sent to the proposed purchaser/tenant once the terms have been agreed.

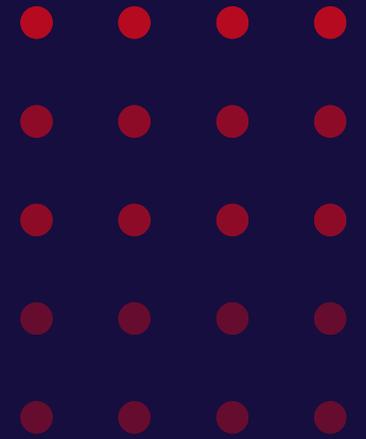
# UNIT 16b



HIGH STREET

# CONTACT US

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