

# To Let – with Business Premium Morley's, Glyn Square, Milton Keynes

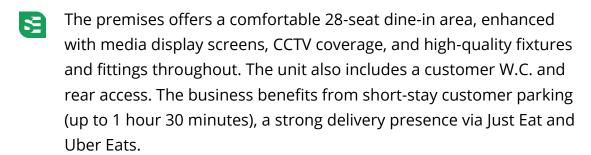
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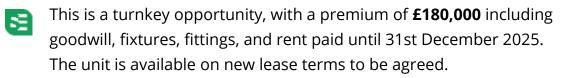
£24,000 Per Annum



£180,000 Premium







For further information please contact:

01234 341311

Graylaw House, 21 Goldington Road, Bedford, MK40 3JY











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### Morley's Fried Chicken, Glyn Square, Wolverton, Milton Keynes, MK12 5JQ



Glyn Square in Wolverton is a well-established commercial parade situated in the northern part of Milton Keynes. It benefits from a strong residential catchment and nearby schools, shops, and amenities, which drive consistent footfall. The area is well-connected, with excellent road links to the A5 and A422, and Wolverton Railway Station less than a mile away, offering easy access to central Milton Keynes and London.

## Terms & Tenure

The property is available on a new lease to be granted, at a rent of £24,000 per annum. The premium sought is £180,000, which includes all fixtures, fittings, goodwill, and rent paid up to 31st December 2025. There is also no service charge applicable. This is an ideal opportunity for a food operator or investor looking for a well-established, revenue-generating asset with room to grow.

## **Accommodation**

The unit measures approximately 723 sq ft



The EPC rating for the property is 43B



### Rates

Rateable Value £10,250. The rates payable may be affected by transitional arrangements. Interested parties should call the local Rating Authority for further advice.



All figures are quoted exclusive of VAT, purchasers and lessees must satisfy themselves as to the applicable VAT position, seeking appropriate professional advice.



Each party is to be responsible for their own legal costs.



### Viewing

Strictly by appointment only please contact:

Alisha Fhalora: alisha.fhalora@stimpsonseves.co.uk

