

# COMMERCIAL PROPERTY RETAIL OPPORTUNITY



**Sarre & Company**  
CHARTERED SURVEYORS

## PRIME RETAIL UNIT 5 CHARING CROSS ST HELIER JERSEY



**RETAIL – 1,862 SQ.FT.  
STORAGE – 1,471 SQ.FT.  
TO LET**



16 Gloucester Street, St. Helier, Jersey, Channel Islands, JE2 3QR  
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# 5 CHARING CROSS ST HELIER

## LOCATION

The property is located in the heart of St Helier's retail area.

More specifically, the premises are situated on the South side of Charing Cross, which is the principal throughfare from the Finance Centre through to the prime retailing pedestrianised street of King Street.

We attach a location plan and site plan for reference purposes.

## DESCRIPTION

The premises provide a good-sized retail unit at ground floor level with storage above.

We attach a floor plan of the ground floor retail unit and first floor storage, for reference purposes.

## ACCOMMODATION

Ground Floor	Retail	1,862 sq.ft.
First Floor	Storage	535 sq.ft.
Second Floor	Storage	936 sq.ft

## TENURE

The premises are available on a new internal repairing style lease with the landlord being responsible for keeping the overriding structure in good order and wind and watertight.

The tenant will be responsible for paying a fair proportion of the building insurance and Foncier rates on demand and is to keep the interior of the property in good and substantial repair and decoration, along with the shop front.

# 5 CHARING CROSS ST HELIER

## ASKING RENTAL

£65,000 per annum.

## OCCUPATION

January 2026.

## LEGAL COSTS

Each Party to bear their own legal costs.

## COVENANT STRENGTH

In line with normal market practice a suitable covenant or guarantee will be required by the lessor.

## VIEWING

By contacting the vendor's sole agent:

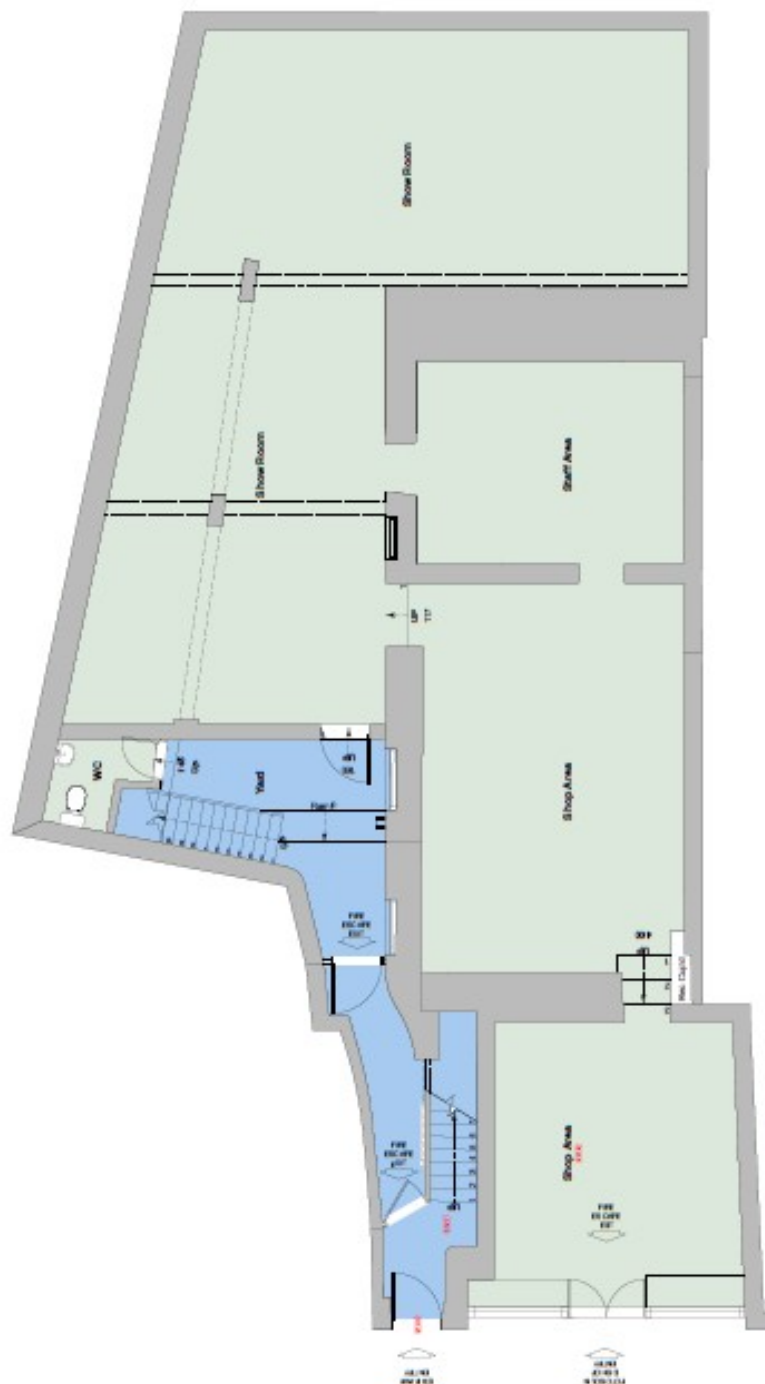
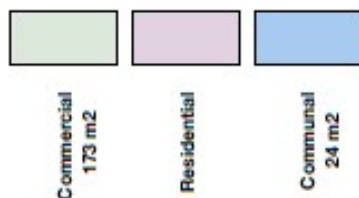
**Alistair M Sarre BSc MRICS, Simon Gale LLB Hons AssocRICS  
or Reece Sarre**

**Sarre & Company  
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Jersey  
JE2 3QR**

**Tel: 01534 888848**

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Website: [www.sarreandcompany.co.uk](http://www.sarreandcompany.co.uk)**

WHILST WE BELIEVE THESE PARTICULARS TO BE CORRECT NO RESPONSIBILITY CAN BE ACCEPTED FOR ANY INACCURACY



Areas measured to walls  
please note many walls  
have been lined or boxed out

**GENERAL ARRANGEMENT PLAN**  
Ground Floor - GA - As Existing  
Scale 1:50 @ A1 / 1:100 @ A3

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Importing and exporting is essential to allow a country to take advantage of its comparative advantage and to supply its domestic market. Importing and exporting is essential to allow a country to take advantage of its comparative advantage and to supply its domestic market.

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**NOTE:**  
Drawing to be read in conjunction with the stamped approved Bye Laws slip and call on Document ref: 1077-4pac-02

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1. *Phragmites* (Common Reed)

Study	Year	Study Design
1	2001	Case-control
2	2002	Cohort
3	2003	Case-control
4	2004	Cohort
5	2005	Case-control
6	2006	Cohort
7	2007	Case-control
8	2008	Cohort
9	2009	Case-control
10	2010	Cohort
11	2011	Case-control
12	2012	Cohort
13	2013	Case-control
14	2014	Cohort
15	2015	Case-control
16	2016	Cohort
17	2017	Case-control
18	2018	Cohort
19	2019	Case-control
20	2020	Cohort

1006 J. G. B. Thompson

Participant	Participant Number
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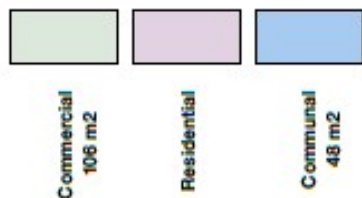


Author(s)	Research Design	Study Population	Study Location
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Working title: 1207\_36\_01

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**GENERAL ARRANGEMENT PLAN**  
First Floor Rear Block - GA - As Existing  
Scale 1:50 @ A1 / 1:100 @ A3



**NOTE:**  
Drawing to be read in conjunction with the standard approved Bye Laws stipulated on Document ref:1077-0pac-02  
It is the contractors responsibility to ensure that both documents are obtained from the designer

[illegible][illegible]

Country	Age of Female	Smoking Status	FFA Use	Ch. Inhibiting	Smoker	In Women
England	20-24	Prevalent			Smoker	1.077
						1.000

Note: Chi-squared statistic can have values only

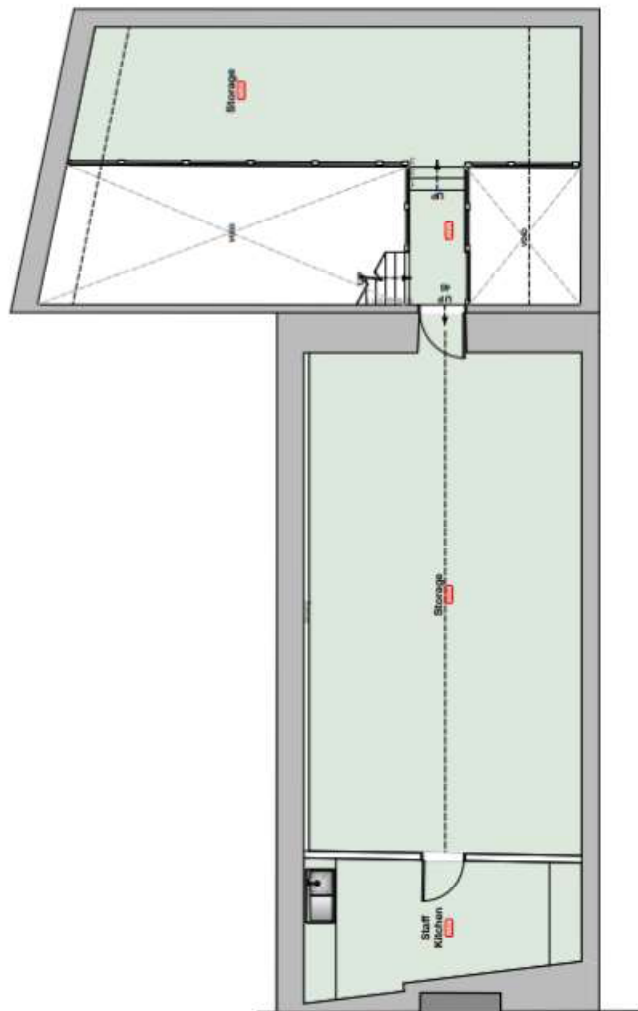
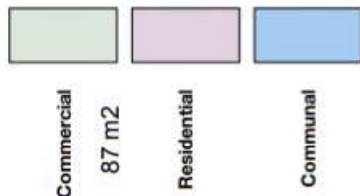


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If hospital unit equipped as shown, to allow a 100% unit as a fully equipped and complete unit and including of all units. If hospital unit shown to provide staff and unit and all other / samples for approval prior to construction.

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**GENERAL ARRANGEMENT PLAN**  
First Floor & Second Floor Rear Block  
- GA - As Existing

Scale 1:50 @ A1 / 1:100 @ A3



**NOTE:**  
Drawing to be read in conjunction with the stamped approved Bye Laws Specification  
Document ref: 1077-Spec-22  
It is the contractor's responsibility to ensure that all documents are obtained from the relevant authority.

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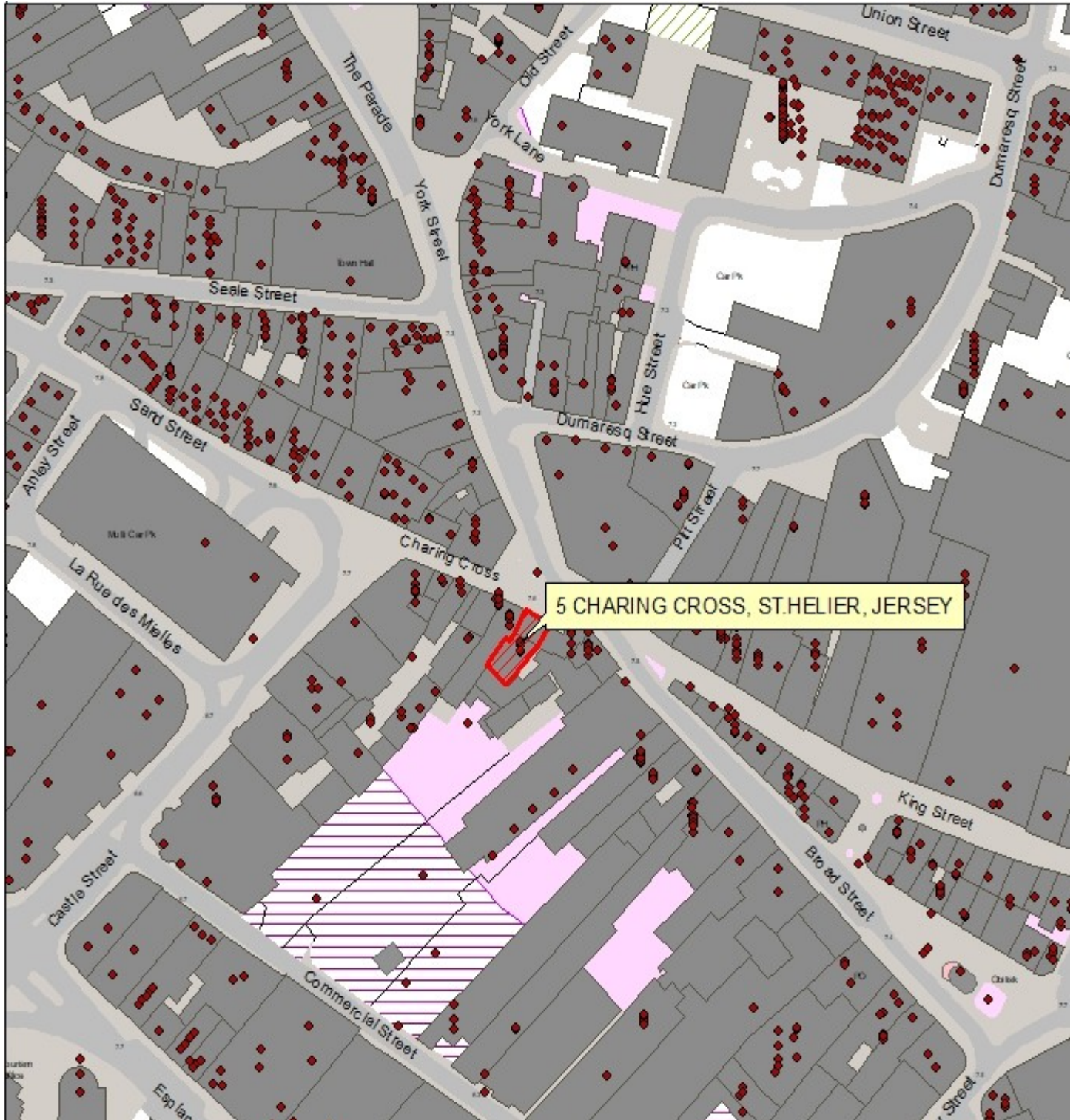
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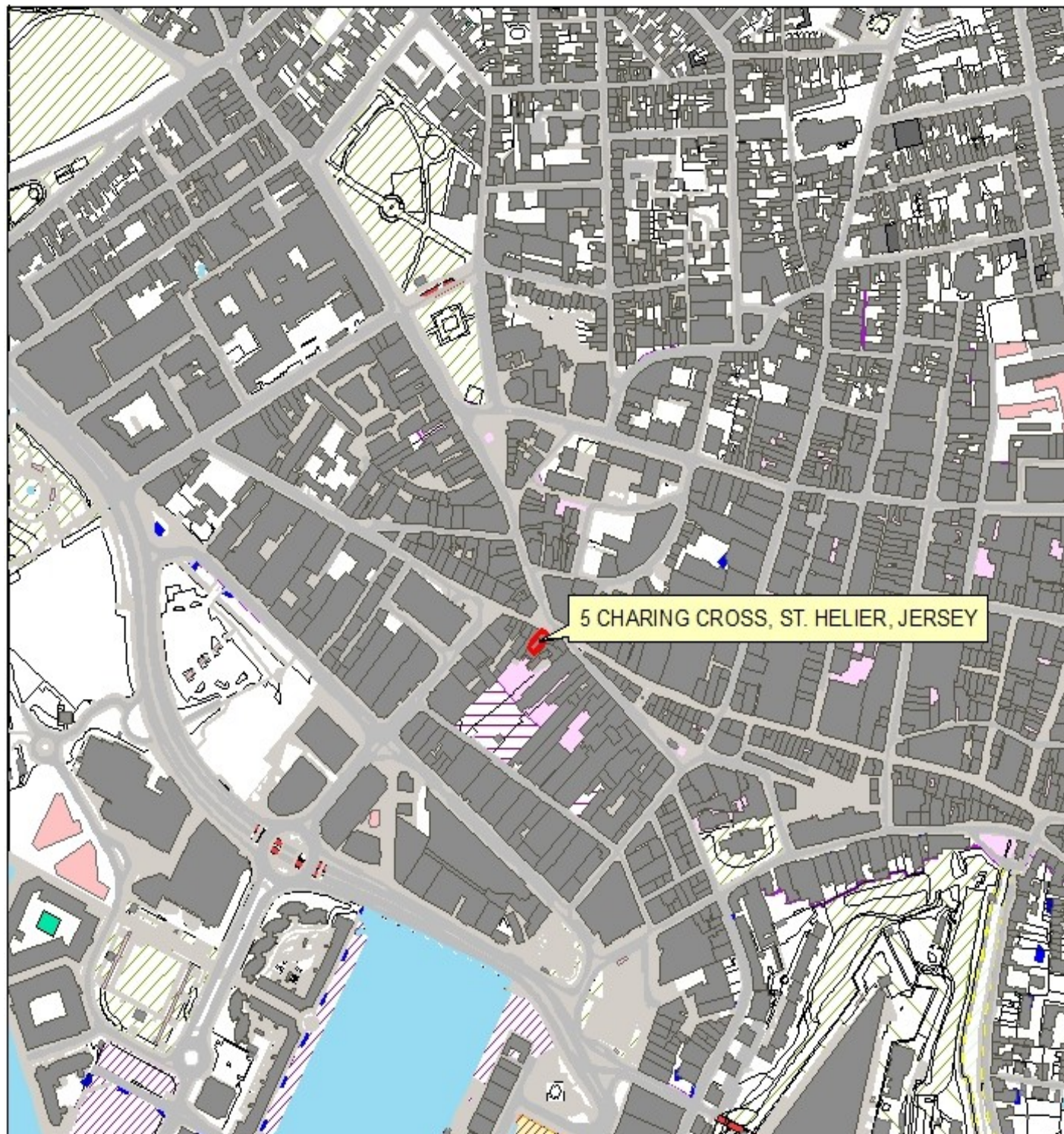
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