



12-16 HIGH STREET, OLDHAM



- Section 18 for Tenant
- Landlord's Claim - £51,000
- Section 18 valuation - £19,550
- Large amount of Claim related to internal decorations and removal of previous tenant's shopfit
- Not only is this unlikely to have any positive impact upon value considering a depressed retail market such as Oldham, but will assist Landlord in achieving a temporary let (only likely market at lease expiry)
- Settlement - £20,000