

PRIME RETAIL UNIT TO LET

212 sq ft [19.7 sq m]



UNIT 1A LOW WALK, THE WELLINGTON CENTRE, ALDERSHOT, GU11 1DB

- ▶ 'Kiosk' unit located outside the main Wellington Street entrance.
- ▶ Anchor tenants include Wilko, Boots, Lidl, Argos, New Look, Peacocks, Sports Direct and Wimpys.
- ▶ Prime shopping centre with an average footfall of 88,000 per week
- ▶ Soft play area and kids club



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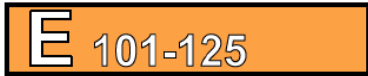
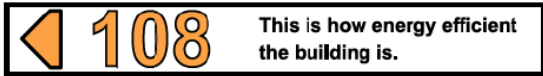
Winchester

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Commercial Property Consultants

Chartered Surveyors

LOCATION	The premises occupy a prime location outside the main Wellington Street entrance on the Low Walk adjacent to Lidl supermarket. The Wellington Centre benefits from an average footfall of approximately 88,000 per week. The Centre has a multi-storey car park with 420 spaces and is located less than 10 minutes from the train station.
DESCRIPTION	The property is arranged over ground floor sales with an approximate gross internal area of 212 sq ft. [19.7 sq m] .
TERMS	The premises are available on a new lease for a term of years to be agreed between the parties.
RENT	£7,500 plus VAT per annum exclusive.
SERVICE CHARGE	In addition to the rent a service charge is also payable, circa £1,368 plus VAT per annum.
RATES	We understand the current rates payable is circa £2,784 per annum. These figures are not to be relied upon and it is recommended interested parties should make their own enquiries with the Local Rating Authority.
LEGAL COSTS	Each party to bear their own legal costs involved in this transaction.
ENERGY PERFORMANCE RATING	<div></div> <div></div>
VIEWING	Strictly by appointment, through the joint sole agents

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See also

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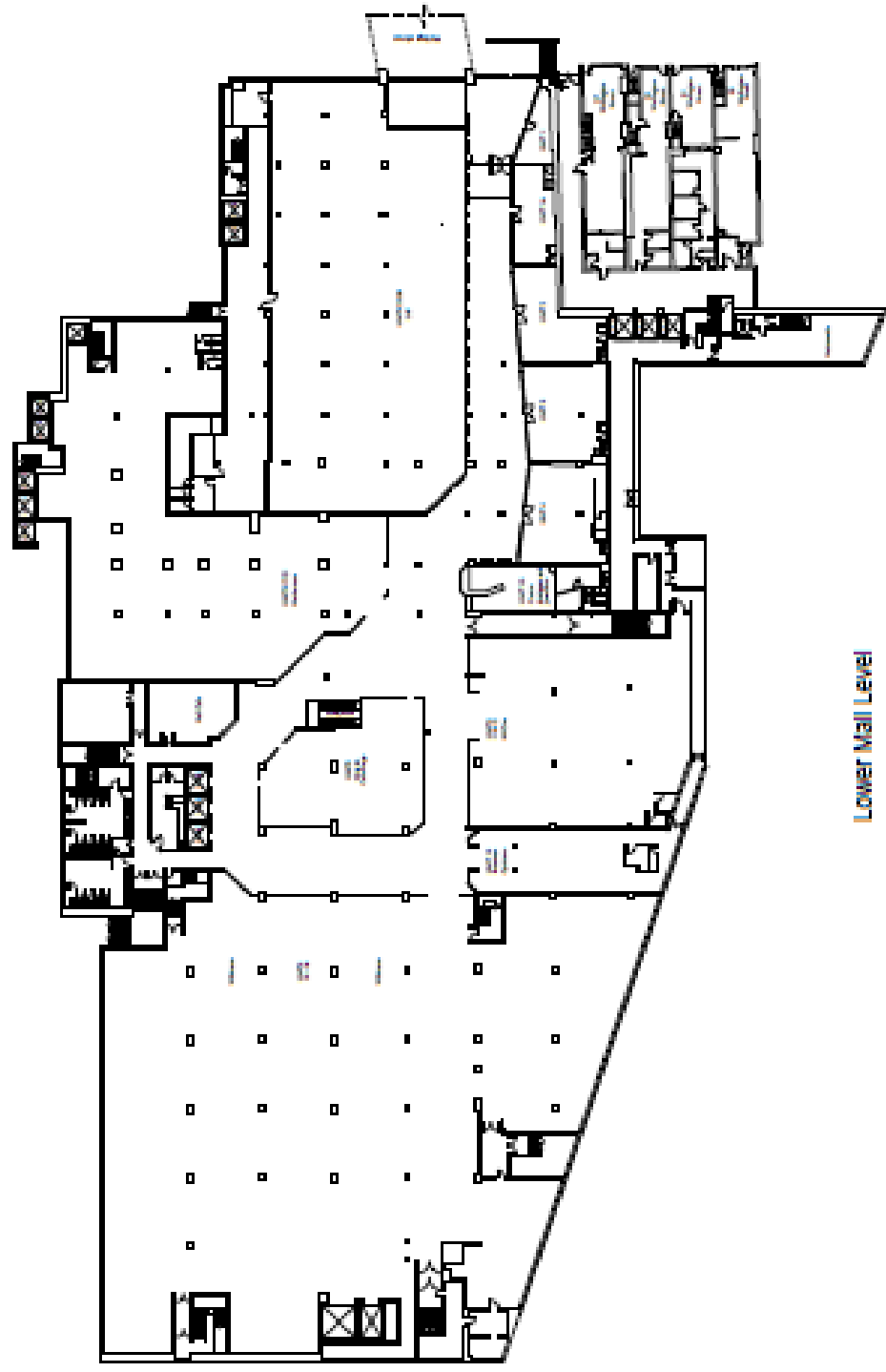
WELLINGTON 4

New Lower Mail Plan
Directory Sign

1000 10th Avenue
New York, NY 10018-1000

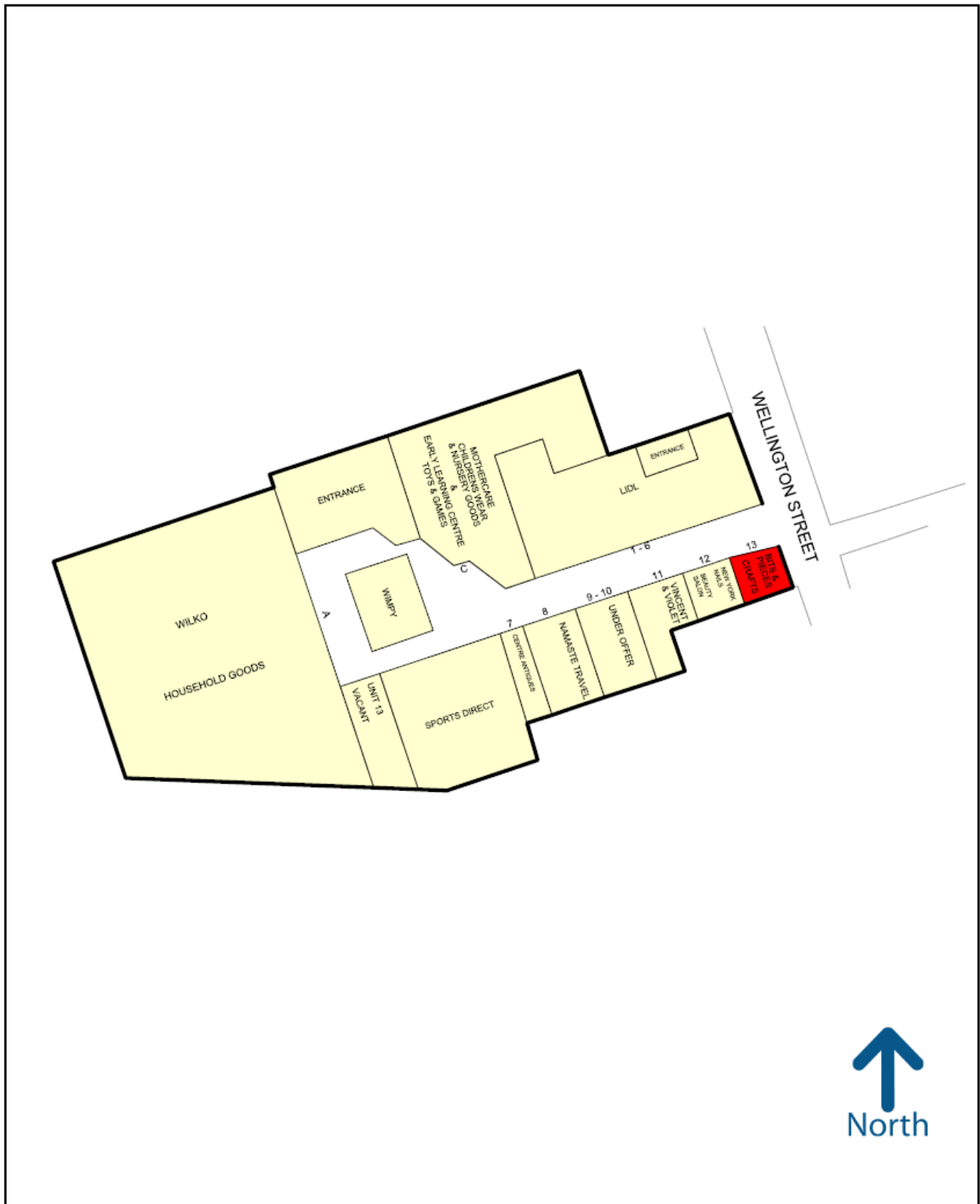
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PROPOSAL DRAWING



Lower Mail Level





50 metres

Experian Goad Plan Created: 15/01/2016
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