



Location

Christchurch is situated in Dorset, 8 miles south of Ringwood and 6 miles east of Bournemouth.

The subject premises is located in the centre of the town on the corner of High Street and Millhams Street. Nearby occupiers include Superdrug, Carphone Warehouse and M&Co.

Accommodation

Ground Floor Sales	1,252 sq ft	116.36 sq m
Ground Floor Sales / Store	271 sq ft	25.19 sq m
Ground Floor Store	399 sq ft	37.08 sq m
Total	1,922 sq ft	178.62 sq m

Lease Term

The premises are available by way of a new effectively FRI lease for a term to be agreed, subject to 5 yearly upward only rent reviews.

Rent

£52,500 per annum.

Contact

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Rates

Rateable Value	£53,000 (2017/18)
UBR	0.479 (2017)

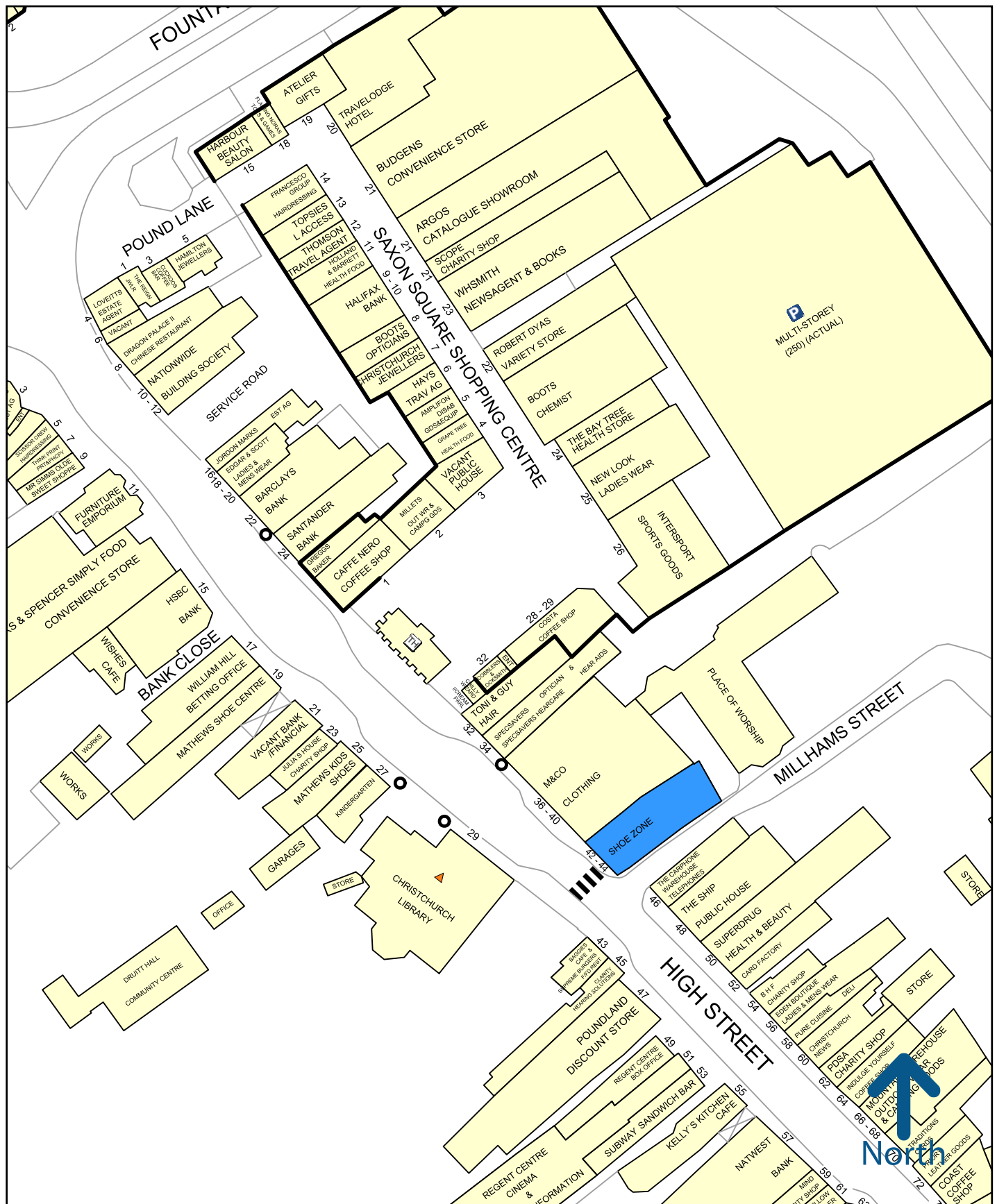
Interested parties are advised to contact the local authority to confirm their liabilities and any transitional relief.

Energy Performance Certificate

Available upon request.

Costs

Each party is to be responsible for their own legal costs incurred in this transaction.



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