West End House, 11 Hills Place London W1F 7SE +44(0)20 7637 7100 www.jacksoncriss.co.uk

WITNEY – 14 MARRIOTTS WALK



- Witney was ranked the 2nd most lockdown resilient town in the UK by Property Week and CACI.
- · Witney is an affluent and popular market town located just outside of Oxford.
- The scheme is anchored by Marks & Spencer and Cineworld.
- The aspirational tenant mix includes Crew, Fat Face, Hobbs and Phase Eight.
- Marriotts Walk is supported by a free 650 space car park
- Under the new E Use Class the property could be used as a **shop**, **café**, **restaurant**, **nursery** or **gym** without the need for a planning application.

TO LET

New effectively full repairing and insuring lease for a term to be agreed, subject to 5 yearly upwards only rent reviews

RENT

Upon application.

FLOOR AREAS

The retail units are available separately or can be combined to provide the below approximate floor areas.

 14a:
 572 sq ft
 53.14 sq m

 14b:
 533 sq ft
 49.52 sq m

 Unit 14 (combined):
 1.105 sq ft
 102.66 sq m

SERVICE CHARGE

Service Charge information is available upon request.

EPC

Unit 14a – D(76) Unit 14b – C(63)

RATEABLE VALUE

Unit 14a – £19,500 Unit 14b – £18,250

Unit 14 (combined) - To be reassessed

Occupiers will be entitled to 100% rates relief for the 2020/21 period.

SUBJECT TO CONTRACT & SUBJECT TO VACANT POSSESSION



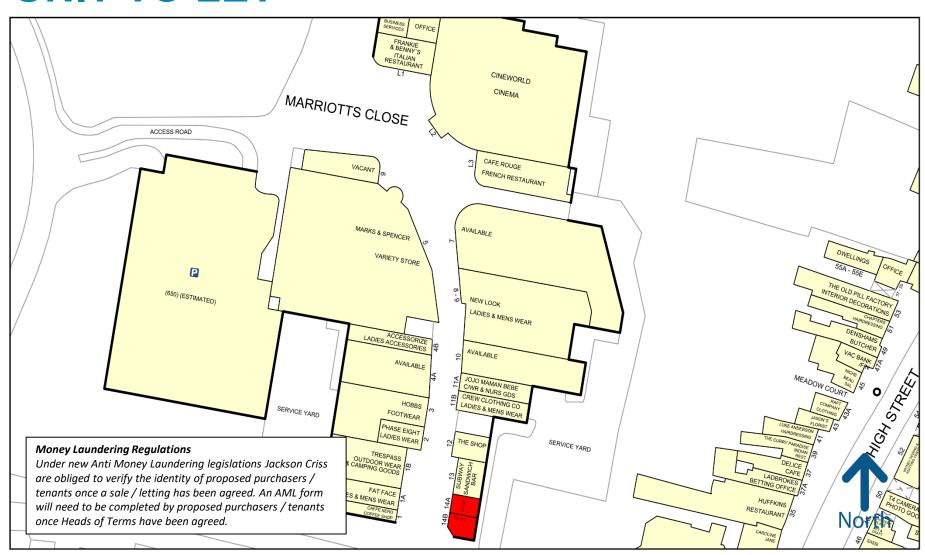


IMPORTANT NOTICE: Jackson Criss, their clients and any joint agents give notice that: 1. They are not authorised to make or give any representations or warranties in relation to the property either here or elsewhere, either on their own behalf or on be

PRIME CORNER RETAIL UNIT TO LET

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VIEWING

All enquires to:

Dan Turner
dant@jacksoncriss.co.uk
020 7637 7100

Andrew Criss andrewc@jacksoncriss.co.uk 020 7637 7100

Or via joint agents:

Lunson Mitchenall 020 7478 4950







