

Prominent Retail Warehouse to Let

Rampart Court Retail Park

No Food Restriction

Open A1



LOCATION

Rampart Court Retail Park is located on the north side of Rampart Way in a prominent position to the north of Telford Town Centre.

The subject property occupies a prime trading location on the Retail Park, immediately adjacent to a newly opened sq ft The Gym.

Telford Central Railway station is within short walking distance, whilst Telford Shopping Centre is approximately half a mile to the South.

ACCOMMODATION

The property is arranged over ground floor only comprising the following net internal floor areas:-

Ground Floor	8,335 sq ft	776 sq m
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LEASE

The property is available by way of a new full repairing and insuring lease for a term to be agreed, subject to five yearly upward only rent reviews.

RENT

On Application.

RATES

We have been verbally advised that the property is assessed as follows:-

Rateable Value	£131,000
UBR (2019/2020)	£0.504
Rates Payable	£66,024

LEGAL COSTS

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

EPC

An EPC has been commissioned and a copy can be provided upon request.

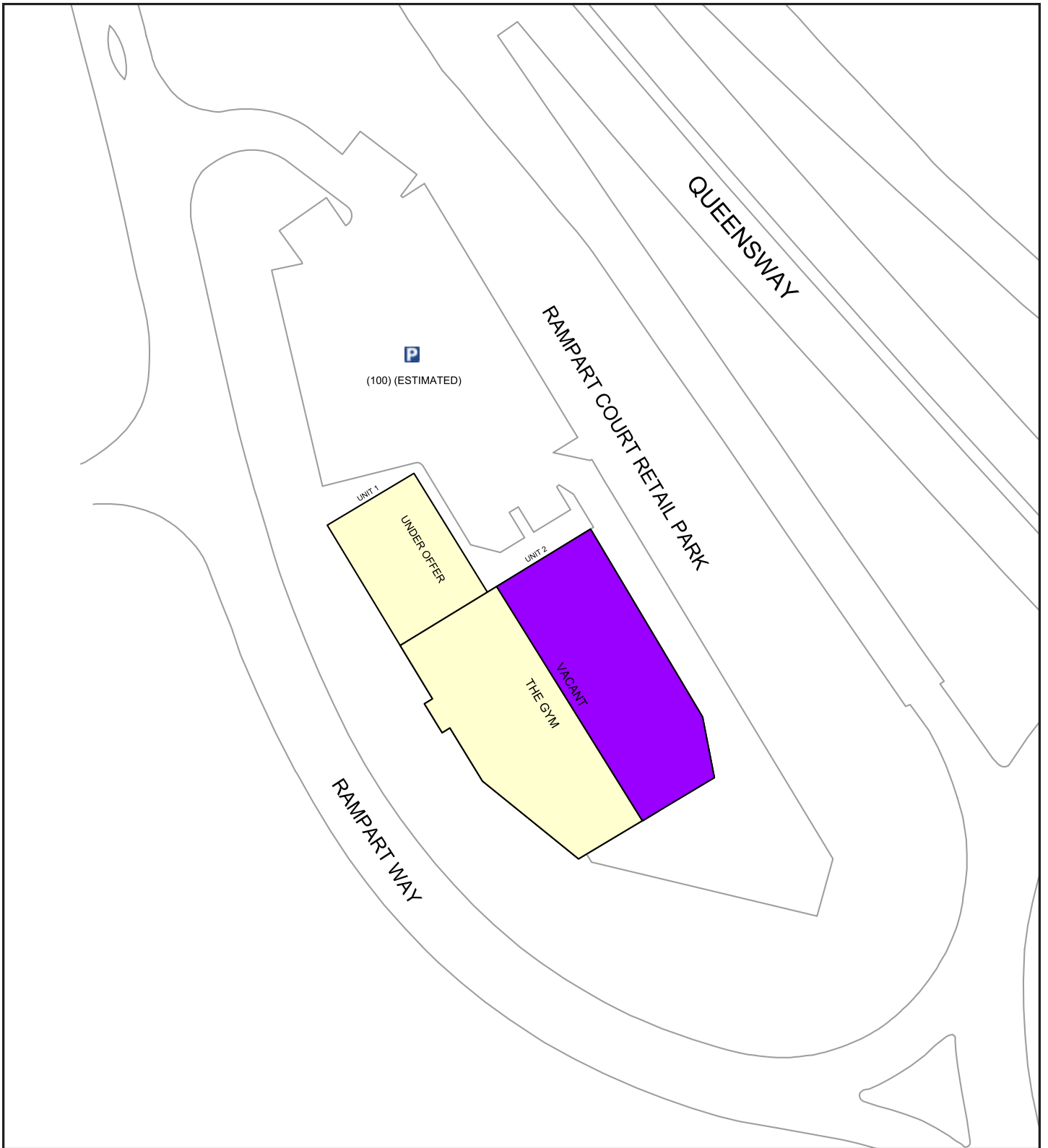
VIEWING

All viewings are strictly by prior appointment. For further information or arrangements to inspect please contact:

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Subject to contract



Prime Retail.

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