



TO LET

WERRINGTON CENTRE, WERRINGTON, PETERBOROUGH, PE4 6NA

76.55 Sq M (824Sq Ft)

- Retail unit on Staniland Way
- Suitable for a Range of Uses (STP)
- The property is eligible for small business rates Relief (up to 100%) for qualifying businesses.
- Located within the Werrington Shopping Centre
- EPC (C)

THE WERRINGTON CENTRE, WERRINGTON, PETERBOROUGH, PE4 6NA

LOCATION

Werrington Centre is located approximately 4 miles north of Peterborough city centre in Werrington.

The Werrington Centre comprises a Tesco supermarket along with ancillary health, leisure and educational facilities and a number of office buildings.

There is a regular bus service to the Werrington Centre.

ACCOMMODATION

The units provide the following approximate ground floor areas on a GIA basis:-

Unit	Sq.M	Sq.Ft
Unit 7B Skaters Way	LET	
Unit 5 Staniland Way	76.55	824
Unit 9/10 Staniland Way	Under Offer	

SPECIFICATION

The unit is in a shell specification and will be handed over as seen, with a concrete floor, block work walls and capped services ready for a tenant's fit out.

BUSINESS RATES

According to the Valuation Office Agency website the unit has the following assessment:-

Unit	Rateable Value	Estimated Rates Payable 2018/19
5 Staniland Way	£12,000	£5,760

* The property is eligible for small business rates relief (up to 100%) for qualifying businesses.

TERMS

The unit is available by way of a new full repairing and insuring leases.

VAT is payable on the rent.

SERVICE CHARGE

The properties are subject to estate service charges.

LEGAL COSTS

Each party to bear their own legal costs in respect of the transaction.

VIEWING

Strictly by appointment only with the sole agents.

Edward Gee

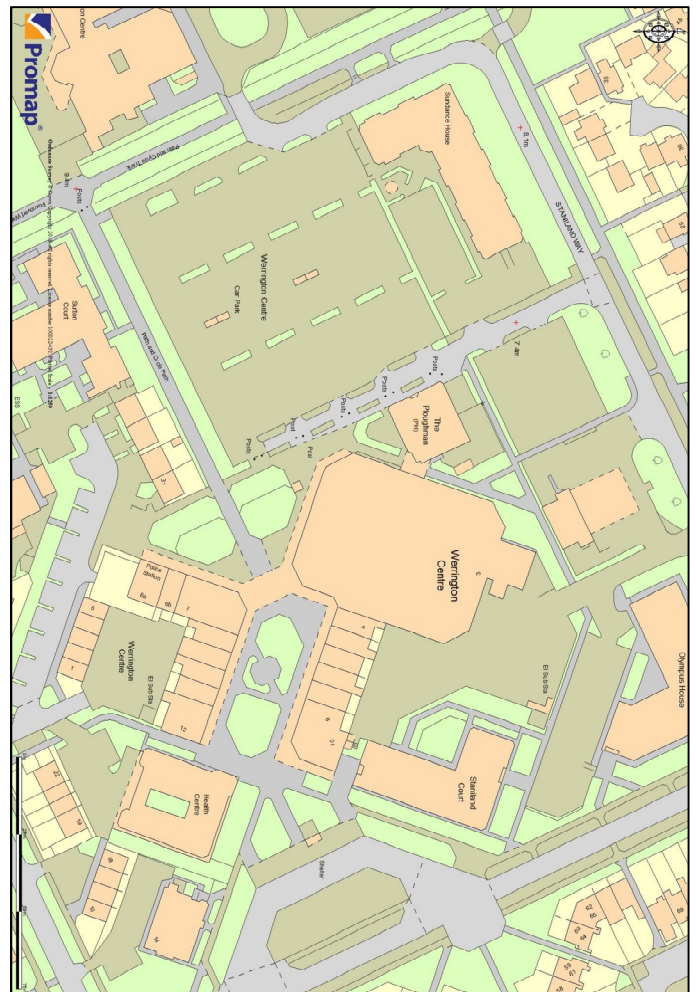
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Figures quoted in these particulars may be subject to VAT in addition.

Compiled: December 2018