

PRIME RETAIL UNIT TO LET

Total 1,207 sq ft [112.1 sq m]



Photos of Low Walk

UNIT 36 HIGH WALK, THE WELLINGTON CENTRE, ALDERSHOT

- ▶ BUSY PITCH ON THE HIGH WALK
- ▶ LOCATED NEXT TO VODAFONE AND F HINDS JEWELLERS
- ▶ NEW SPORTS DIRECT AND WIMPY FOOD COURT OPENINGS ON THE LOW WALK
- ▶ PRIME SHOPPING CENTRE WITH AN AVERAGE FOOTFALLOF 88,000 PER WEEK

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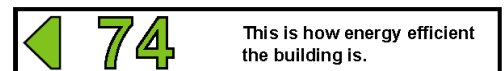
Commercial Property
Consultants

Chartered Surveyors

36 High Walk, The Wellington Centre, Aldershot


LOCATION	The premises occupy a prime location on the High Walk between Vodafone and F Hinds Jewellers. Anchor tenants include W H Smith, Sports Direct, Lidl, Boots, Argos, New Look, Peacocks Clothing to name but a few. The Low Walk benefits from a new Wimpy Food Court Restaurant.						
DESCRIPTION	The property is arranged over ground floor sales and first floor ancillary with an approximate total gross internal area of 1,207 sq ft. [112.1 sq m] .						
TERMS	The premises are available on a new lease for a term of years to be agreed between the parties.						
RENT	Rent on application.						
SERVICE CHARGE	In addition to the rent a service charge is also payable, details upon application.						
RATES	<p>The current Rateable Value as listed on the Valuation Office Agency website is</p> <table><tr><td>Rateable Value</td><td>£15,250</td></tr><tr><td>Uniform Business Rate</td><td>47.1p/£</td></tr><tr><td>Rates Payable</td><td>£7,182.75</td></tr></table> <p>These figures are not to be relied upon and it is recommended interested parties should make their own enquiries with the Local Rating Authority.</p>	Rateable Value	£15,250	Uniform Business Rate	47.1p/£	Rates Payable	£7,182.75
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Uniform Business Rate	47.1p/£						
Rates Payable	£7,182.75						
LEGAL COSTS	Each party to bear their own legal costs involved in this transaction.						

ENERGY PERFORMANCE RATING




VIEWING Strictly by appointment, through the joint sole agents

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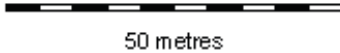
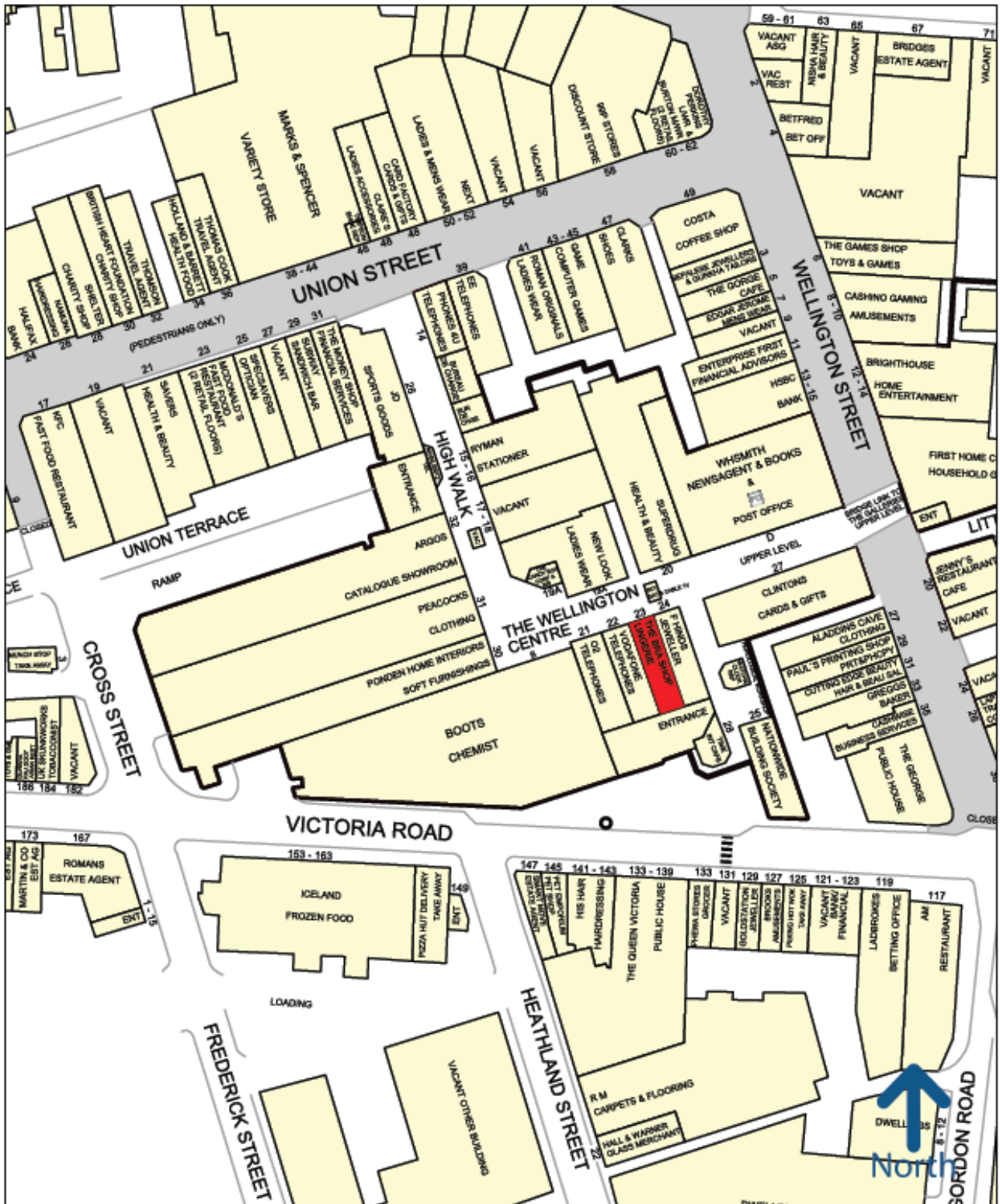
www.thewellingtoncentre.co.uk

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