

PHASE 3 CENTENARY QUAY WOOLSTON SOUTHAMPTON HAMPSHIRE SO19 9UE



LARGE RETAIL / LEISURE / OFFICE OPPORTUNITY
TO LET



Up to 30,000 sq ft (2,787 sq m) Net Internal Area

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LOCATION

Centenary Quay is a new mixed use development on the banks of the River Itchen. The Itchen Bridge provides direct access to Southampton City Centre and the motorway network.

There are currently 1,000 residents living at Centenary Quay and when completed, the development will provide up to 1,620 residential dwellings, a day nursery and library.



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DESCRIPTION

The unit occupies a dominant position on the main plaza within Centenary Quay. Other occupiers within commercial space include Mettricks Coffee Shop, Vospers Beer & Burgers and Samuels Pizza, together with Blooms Florist. There are 250 public car parking spaces provided as part of the scheme.

The available space comprises part of a supermarket premises that have been constructed but not occupied.

LEASE

Available on a new lease for a term to be agreed.

SPECIFICATION

The unit is currently in a shell condition with capped services and glazed frontage.

SERVICE CHARGE

A service charge is applicable to the unit. For the current year this is approximately £0.85p per sq ft.

SCHEDULE OF AREAS (APPROX. GIA)

The unit comprises a total of **30,000 sq ft (2,787 sq m)**.

The accommodation is capable of sub-division, further details on request.

RATEABLE VALUE

To be assessed on first occupation.

PLANNING

The unit currently has a Class A1 use, but would be suitable for a variety of alternative uses, subject to planning.

LEGAL COSTS

Each party to bear their own legal costs.

EPC

Awaited.

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SERVICES

Vail Williams LLP has not checked and does not accept responsibility for any of the services within this property and would suggest that any in-going tenant or occupier satisfies themselves in this regard.

VIEWING

Strictly by appointment through the sole agents.

CONTACT

Tim Clark

Vail Williams LLP

Tel: 07584 214662

Email: tclark@vailwilliams.com



SUBJECT TO CONTRACT
September 2018



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