RETAIL UNIT TO LET **FAREHAM**

79 WEST STREET FAREHAM SHOPPING CENTRE

LOCATION:

Fareham Shopping Centre is a 500,000 sq. ft. fully enclosed retail space with an average footfall of 147,000 per week.

The scheme is anchored by M&S, Boots the Chemist and B&M. The unit is located nearby Next, Leslie Davis, Clarks, Thomas Cook and River Island.

ACCOMMODATION:

The premises have the following approximate floor areas:-

Ground Floor 1,091 sq. ft. (101.39 sq. m.) First Floor 546 sq. ft. (50.74 sq. m.)

LEASE:

The premises are available on new effectively full repairing and insuring leases for a term to be agreed subject to upward only rent reviews every 5 years.

RENT:

£35,000 per annum exclusive.

All rents quoted are per annum exclusive of rates, service charge and all other outgoings.

ENERGY PERFORMANCE CERTIFICATE:

Energy Performance Asset Rating - C.

SERVICE CHARGE:

The current estimated service charge is approximately £8,884 per annum.

RATES:

We have been informed by the Valuation Office Agency of the following rating information:

Rateable Value: £33,000.00 Rates Payable (17/18): £15,439.84

This figure is an estimation and cannot be relied upon. Interested parties are advised to make their own enquiries with the local authority.

LEGAL COSTS:

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

AVAILABILITY:

Subject to vacant possession.

VIEWING:

Strictly by appointment through, **Green & Partners**, contacting:

Mike Willoughby 020 7659 4827 mike.willoughby@greenpartners.co.uk

James Jenkins 020 7659 4842 james.jenkins@greenpartners.co.uk

Or via our joint agents, **Hughes Ellard**, contacting:

Tim Clark 01329 220033

tclark@hughesellard.com

Subject To Contract Subject to Vacant Possession

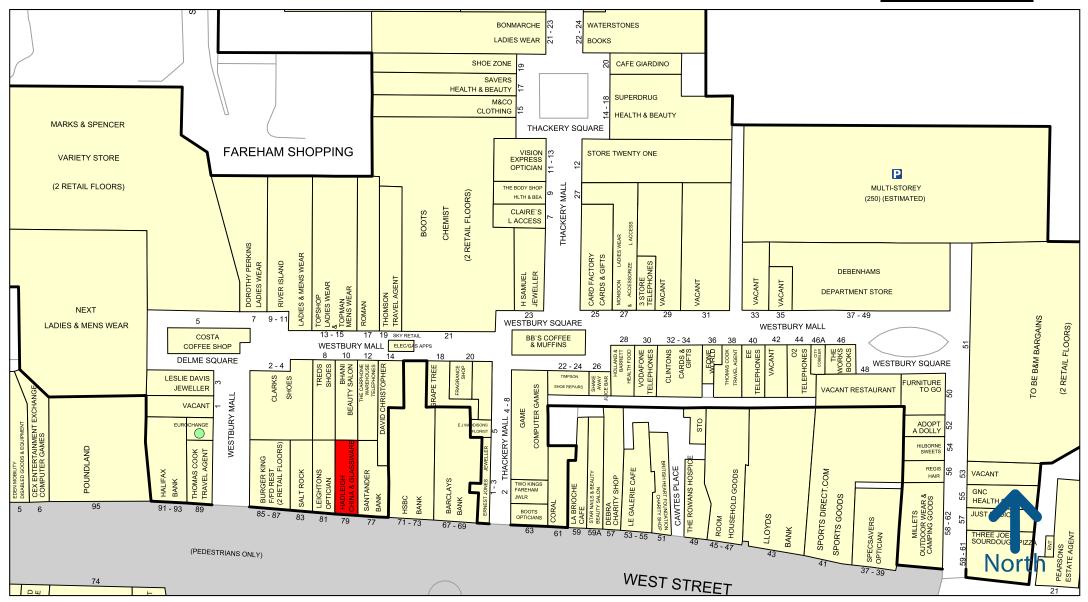
2 Gee's Court, St Christopher's Place, London W1U 1JA, Fax 020 7659 4820

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A full list of partners is available upon request at the registered office

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Map data

For more information on our products and services: www.experian.co.uk/goad | goad.sales@uk.experian.com | 0845 601 6011

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