



TO LET

- Extending to 61.62m² (663ft²)
- Car Park at the rear

Rent £600pcm +VAT

Unit 1D Cadbury Courtyard

BLACKMINSTER, EVESHAM
WR11 7RE

**SHELDON
BOSLEY
KNIGHT**

Unit 1D Cadbury Courtyard

BLACKMINSTER, EVESHAM

Location

Blackminster Business Park is situated just 1.5 miles off the main A46 Evesham Bypass.

Description

Blackminster Business Park is a busy trade, retail and craft village comprising of some 40 local businesses situated on the edge of the Cotswolds in the heart of Worcestershire. With four acres of character buildings Blackminster Business Village is widely promoted by both Landlord and Tenants alike throughout both local and national press, websites and all social media, plus appearances on national TV. Blackminster offers an eclectic mix of trades and businesses together with an extremely popular restaurant/tearoom and also a separate fast food outlet. Visit www.blackminsterbusinesspark.co.uk to find out more.

Lease Terms

A new lease is available with an anticipated term length of between 3-5 years, although flexible terms are also available.

Services

All the following services are supplied, and sub metered by the landlord: mains electricity, water and drainage

Business Rates

Rateable value as stated by the 1st April 2017 listing £4,900

Accommodation

Total unit area 31.62m² (663ft²)

Legal costs

The Landlord will supply a standard lease eliminating any legal costs unless the tenant otherwise wishes.

EPC

Energy Efficiency Rating: TBC

Viewing

To discuss the property or to arrange a viewing please contact **Tony Rowland**:

01386 765700

trowland@sheldonbosleyknight.co.uk

Important notes

We are required by HMRC to conduct anti-money laundering checks on all parties with an interest in the property and accordingly we will require forms of identification in due course.

Particulars:

These Particulars do not constitute an offer or contract and should not be relied upon as being factually accurate, the photographs show only part of the property and the areas, measurements and distances given are approximately only. A buyer or a lessee must make their own enquiries or inspections and should not solely rely on these Particulars or other statements by Sheldon Bosley Knight.

VAT:

The VAT position relating to the property may change without notice.



Leamington Spa

29 Denby Buildings
Regent Grove
Leamington Spa
CV32 4NY
Tel: 01926 430555

Kenilworth

9 The Square
Kenilworth
Warwickshire
CV8 1EF
Tel: 01926 857595

Stratford-Upon-Avon

Morgan House,
58 Ely Street
Stratford-Upon-Avon
Warwickshire, CV37 6LN
Tel: 01789 292310

Shipston-on-Stour

The Comer House,
Market Place
Shipston-on-Stour
Warwickshire, CV36 4AG
Tel: 01608 661666

Evesham

1-3 Merstow Green
Evesham
Worcestershire
WR11 4BD
Tel: 01386 414900

Evesham (Commercial)

6 Abbey Lane
Evesham
Worcestershire
WR11 4BN
Tel: 01386 765700

**SHELDON
BOSLEY
KNIGHT**



sheldonbosleyknight.co.uk

