

Waterside Café/Restaurant/Commercial Unit – To Let

160.07 sq m (1723 sq ft)

RU25 Phase 3 Centenary Quay Woolston Southampton Hampshire SO19 9BA



# HughesEllard

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## Key Points:

- Waterside location
- New mixed use development
- Prominent location at entrance to central plaza



External terrace and view

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SO19 9BA

## 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.

## Description

The unit is located in a prime waterside location with direct views out across the River Itchen. Existing occupiers within commercial space within the scheme include **Mettricks Coffee Shop**, **Vospers Beer & Burgers** and **Supermarine Pizza** together with **Blooms Florist**. There are 300 public car parking spaces provided as part of the scheme.



## Accommodation

The property provides the following approximate areas and dimensions:

Floor	Size m <sup>2</sup>	Size ft <sup>2</sup>
Ground Floor Sales	160.07	1723
Total approximate NIA	160.07	1723

## Lease/Price

The property is available on a new lease for a term to be agreed or alternatively a long leasehold interest could be purchased, further details on request.

## Specification

The unit has been completed to a shell finish with capped services and shop front/doors.

## Service Charge

A service charge is applicable to the unit. For the current year this is approximately £.85p per sq ft.

## Planning

The unit is suitable for uses within Class A1/A2/A3/A4 or B1. Further details on request.

## Legal Costs

Both parties to pay their own legal costs.



Please get in touch with our joint agents using the contact details below:

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## Location



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**\*Map not to  
scale**