



Oxford

Unit 2a, Templars Shopping Park, OX4 3JP

- 7,465 sq ft retail warehouse unit to let
- Benefits from a trading mezzanine of 3,545 sq ft

halfords

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Highlights



Scheme size

138,433 sq ft



Planning consent

Open A1



Prominent location

Close to city centre



Parking spaces

467



Client

Halfords

Location

The property is situated on Between Towns Road in Cowley, a principal suburb approximately 1 mile east of Oxford city centre.

Existing Occupiers

Anchored by a Sainsbury's foodstore. Other occupiers include Poundland, DW Sports Fitness, Pets at Home, Costa, PureGym, Shoe Zone, The Works, JD, Asda Living, Matalan and TK Maxx.

Size/Availability

7,465 sq ft ground floor GIA with a trading mezzanine of 3,545 sq ft. Available by way of an assignment or a sublease.

Condition

Halfords will remove their signage and loose fixtures and fittings. The existing mezzanine, M&E, flooring, ceiling grids, etc will be left in situ.

Lease Terms/Property Costs

- An FRI lease expiring on 23 June 2027.
- Current rent passing £231,207 per annum.
- Rates payable £98,816 per annum.
- Service charge £5,587 per annum.

EPC

Available upon request.

Inspections and Further Enquiries

All inspections and further enquiries are to be arranged through Avison Young.

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