

BANBURY 1A SPICEBALL - Castle Quay Shopping Centre

RETAIL SHOP TO LET



LOCATION

Spice Ball Leisure Development is a part of the leisure extension to the Castle Quay Shopping Centre, development begins on site in spring 2017 with site delivery expected spring 2018.

Castle Quay is Banbury principle retail destination benefiting from over 80 shops and restaurants. It is anchored by **Debenhams, Marks & Spencer** and with national retailers including **Next, H&M, Boots, Waterstones** and **Pandora**. The new development also has a 117 bedroom Premiere Inn and 486 space multi story carpark.

Unit 1A is located in Castle Quay at the entrance of the new Spice Ball Leisure Development's 8 screen Cinema, will be accompanied by the following restaurants operators – **Zizzi, Handmade Burger Co, Coast To Coast, Nando's, Bella Italia & Chiquito**.

ACCOMMODATION

The property is arranged over ground floor only providing the following net internal floor areas:

Floor	sq ft	sq m
Ground Floor	850	78.9

TERM

The premises are available by way of a new effectively full repairing and insuring lease for a term to be agreed, subject to 5 yearly upward only rent reviews.

RENT

£47,500 per annum exclusive.

RATES

We are advised by the Local Rating Authority, that the rates are assessed as follows (interested parties are asked to verify these figures with Cherwell District Council on 01295 250 340):-

Rateable Value	UBR (2017/2018)	Rates Payable
TBC	TBC	TBC

EPC

Available on request.

LEGAL

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

SUBJECT TO CONTRACT

VIEWING

For further information or to arrange a viewing, please contact sole agents **Jackson Criss** on:

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