

TO LET



**HOLLOWAY
ILIFFE &
MITCHELL**

OPEN PLAN RETAIL UNIT

617 Sq Ft (57.32 Sq M)

**Unit 12s
Greywell Shopping Centre
Leigh Park
Havant
Hampshire**

SATNAV PO9 5AL



- ▼ Open Plan Sales Area
- ▼ Flexible Terms
- ▼ Rear Access
- ▼ Extensive Parking In Surrounding Area



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Unit 12s, Greywell Shopping Centre, Leigh Park, Havant, Hampshire

LOCATION

Greywell Shopping Centre is an established district shopping complex with a majority of national multiple occupiers including Tesco, New Look, Farmfoods, 99p Stores, Iceland and Greggs. Other nearby occupiers include Lidl, and Boots.

Extensive parking surrounds the scheme which occupies a prominent retailing location in the centre of Leigh Park with a dedicated immediate catchment of in excess of 30,000 people.

DESCRIPTION

This unit occupies an excellent position opposite Superdrug and Iceland and offers an open plan sales area on a single level with rear access.

ACCOMMODATION

Unit 12s **57.32 sq.m / 617 sq ft**

Other units ranging in size from 300 - 7,600 sq ft are available.

TERMS

£7,000 per annum, exclusive of rates, service charge & VAT.

Available to let on a new flexible full repairing and insuring lease for a term to be agreed and with tenant incentives subject to status.

BUSINESS RATES

Rateable value: £7,100.

Uniform business rates payable for 2017-2018: £0.

Source: voa.gov.uk

The above calculations are based on the following limitations:

- Small business rate relief applies only to occupied properties.
- A percentage reduction in your rates bill only applies if you only occupy one property.

You are advised to confirm the rates payable with the local council before making a commitment.

OTHER COSTS

A service charge is payable in respect of maintenance and repair of the Centre.

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

Unless stated, all prices and rents are quoted exclusive of VAT.

EPC RATING

C (71)

LOCATION PLAN



DISCLAIMER

Holloway Iliffe & Mitchell Limited

Registered Office: 10 Acorn Business Park North Harbour Road Portsmouth PO6 3TH

For the Lessors or Vendors of this instruction, whose Agents they are, give notice that; These particulars are set out as general guidance only to intending Purchasers or Lessees, and do not constitute any part of an offer or contract. Details are given without any responsibility and any intending Lessees, Purchasers or Third Parties should not rely on them as statements or representations of fact, but must satisfy themselves by inspection or otherwise as to the correctness of each of them. No person in the employment of Holloway Iliffe & Mitchell has any authority to make any representation or warranty whatsoever in relation to this property.

VIEWING

Strictly by appointment
with sole agents

Tom Holloway

T 023 9237 7800

E tom@hi-m.co.uk

023 9237 7800

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As responsible landlords, our client has regard to the recommendations of the Code of Practice for Commercial Leases in England & Wales. If you are professionally represented, you should ask your advisor for a copy. Alternatively, the document can be found at www.lettingbusinesspremisses.co.uk or be obtained from The Royal Institution of Chartered Surveyors (Tel: 020 7343 3806) in accordance with the code, our client is willing to consider alternative lease terms to those proposed. If you wish to suggest different terms, please set these out clearly in your reply. Please bear in mind however that variations may affect the level of rent proposed.

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Date Prepared: 26-Feb-2018