CLASS E OPPORTUNITY

UNIT 63 (31 WESTBURY MALL)



Business Rates

We have been informed by the Valuation Office Agency of the following rating information:

Rateable Value	£63,000
UBR (24/25)	0.546p

All parties are to advised to make their own enquires to the relevant authority.

EPC

The property has an EPC rating of D 77. A full report is available upon request.

Legal Costs

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

Viewing

Strictly by appointment through joint agents, Green & Partners, contacting:

Ben Sykes 07572 075103

ben.sykes@greenpartners.co.uk

Mike Willoughby 07810 480291

mike.willoughby@greenpartners.co.uk

Or, Vail Williams LLP, contacting:

Tim Clark tclark@vailwilliams.com

Subject to Contract

0239 220 3200

Description

Fareham Shopping Centre is a 500,000 sq. ft. fully enclosed retail space with an average footfall of 130,000 per week. The scheme is anchored by **B&M**, **Boots The Chemist** and **Next**. The unit is nearby **Vodafone**, **EE** and **O2**.

Please refer to the attached copy of the street traders plan for further details.

Accommodation

The premises are arranged over ground, first and second floors having the following approximate floor areas:

Ground Floor	3,987 sq. ft.	(364.82 sq. m)
First Floor	3,030 sq. ft.	(281.49 sq. m)
Second Floor	2,456 sq. ft.	(228.16 sq. m)

Lease

The premises are available on new effectively full repairing and insuring leases for a term to be agreed subject to upward only rent reviews every 5 years.

Rent

Upon application.

Service Charge

The current service charge for the financial year is $\pm 52,819$ per annum.



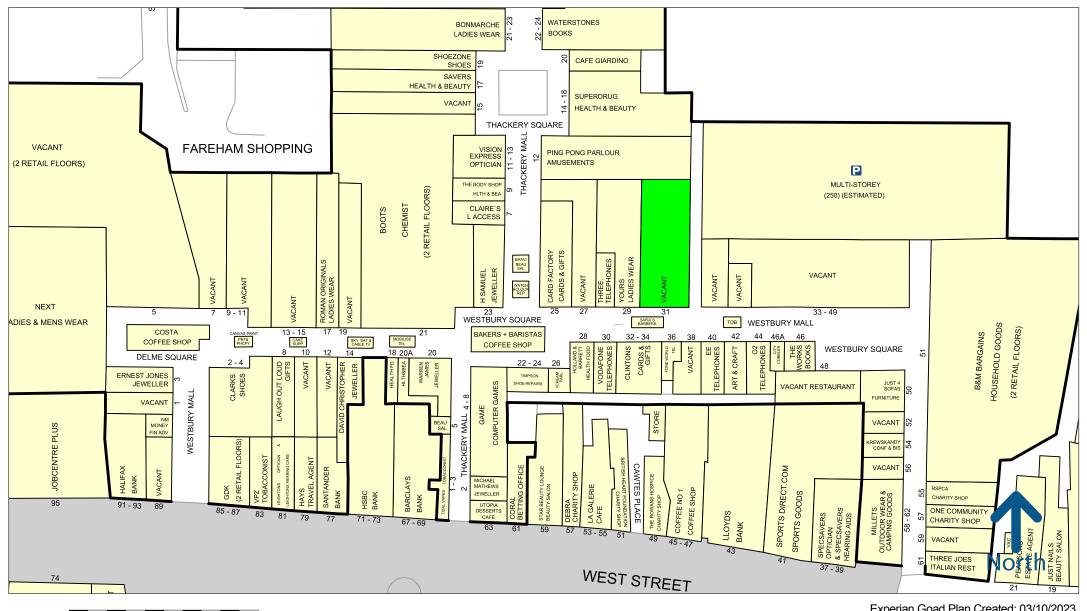
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Map data

green&partners



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