



ALL USES CONSIDERED (STP)



**Unit 34-36, Greywell Shopping Centre, Leigh Park, Havant, PO9
5AL**

PROMINENT OPEN PLAN RETAIL UNIT

Summary

Tenure	To Let
Available Size	2,004 sq ft / 186.18 sq m
Rent	£18,000 per annum
Business Rates	To be Reassessed
EPC Rating	D

Key Points

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



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PORTSMOUTH 023 9237 7800

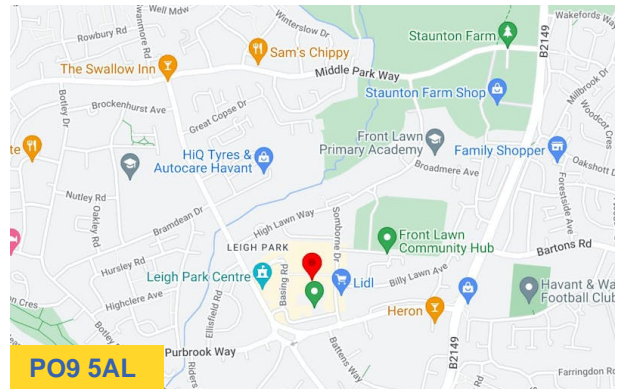
SOUTHAMPTON 023 8011 9977

Description

This unit occupies an excellent position opposite Greggs, Costa Coffee, Farmfoods and Tesco and offers an open plan sales area on a single level with rear access, along with a small dock level loading at the rear. The unit could be sub-divided, further information upon request.

Location

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



Accommodation

The accommodation comprises of the following

Name	sq ft	sq m	Tenure	Availability
Ground - Shop	2,004	186.18	To Let	Available
Total	2,004	186.18		

Specification

- Suspended ceiling
- Cat II lighting
- WC with wash hand basin
- 2 x WCs with wash hand basin
- Kitchen
- Security shutters
- Dock level loading
- Aluminium shop front

Terms

£18,000 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: to be reassessed

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.

Video

- Video - <https://vimeo.com/262346267>



Viewing & Further Information

James West

02392 377800 | 07415438230
James@hi-m.co.uk

Tom Holloway

023 9237 7800 | 07887602603
tom@hi-m.co.uk

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