



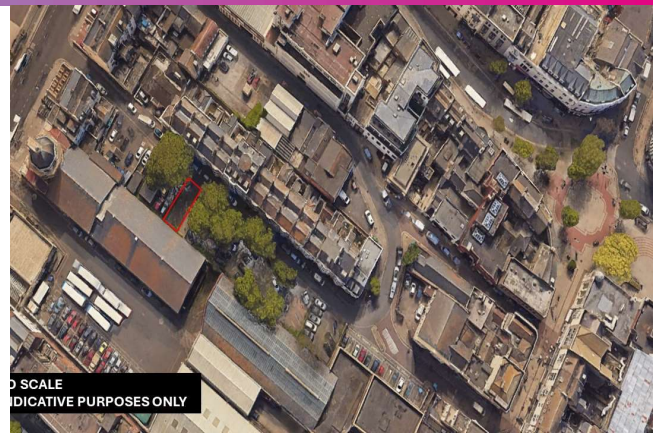
CAR PARKING

1,090 Sq Ft
(101 Sq M)

RENT: £6,000 Per Annum

Well Positioned Town Centre Car Park Available To Let

- + Situated In Bedford Row, Worthing
- + Close to A259 Coast Road in Heart of Town Centre
- + Hard Standing Area of Approx 1,090 Sq Ft - Suitable For Up To 5 Cars
- + New Lease Terms Available
- + Ideal For Company with Town Centre Presence Requiring Staff Parking
- + Rare Opportunity



Location

Worthing with a population in excess of 100,000 is a popular seaside town located in between the cities of Brighton (13 miles east) and Chichester (18 miles west) on the southcoast of England. Worthing is famed for its pier and promenade and both are within 100 yards of the car park which is situated along Bedford Row in the heart of the town centre. Nearby Warwick Street is known for its versatile choice of independent retailers, drinking establishments and eateries. A short walk away is Montague Street, Chapel Road and South Street where major retailers such as Boots, Marks & Spencer, H&M and the new Pret A Manger are situated. Worthing mainline railway station with its regular service along the southcoast and north to London (journey time of 1 hour and 25 minutes) is located one mile to the north of the property whilst the town's major bus route is 50 yards from the property.

Description

A rare opportunity to lease a Town Centre car park in the heart of Worthing, West Sussex. The open car park with tarmac base is situated towards the southern end of Bedford Row and would accommodate 4 to 5 vehicles depending on parking configuration. A new occupier could install a chain or bollard system at the front of the car park if required. This is seen as a rare opportunity to lease parking spaces in the heart of the Town centre and would suit a local company who require staff parking.

Accommodation

Floor / Name	SQ FT	SQM
Car Park	1,090	101
Total	1,090	101

Terms

The land is available by way of a new FR&I Lease to be granted outside the provisions of the 1954 Landlord & Tenant Act (Part II) for a term to be negotiated and agreed.

Business Rates

According to the VOA (Valuation Office Agency) website the Rateable Value of the car park is £1,800. Interested parties are asked to contact Adur & Worthing Council's to ascertain if any rates relief or assistance can be attributed to their business or use.

Summary

- + **Rent** - £6,000 Per Annum Exclusive
- + **VAT** - Not To Be Charged
- + **Deposit** - 1 Months Rent
- + **Legal Costs** - Each Party To Pay Their Own
- + **EPC** - N/A

Viewing & Further Information

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