



E-Class Ground Floor
Commercial Opportunity

11 STATION ROAD, UPMINSTER

RM14 2SJ

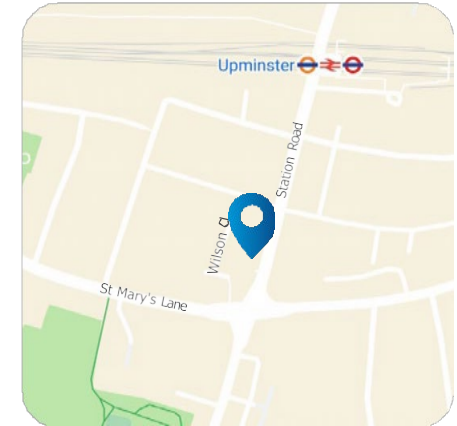
Available Commercial Space: 4,951 sq ft
across 1 commercial unit

Planning Permission Received and Hotel
Pre-Let



Description

Planning permission has been secured establishing a new **mixed-use retail** and **hotel complex** on a **0.148-hectare plot in Upminster** town centre. The consented redevelopment plan will create fresh **ground-floor commercial spaces** paired with a **hotel above**, to enhance the shopping centre's ambience and vibrancy.



Location

Situated on **Station Road**, on Upminster's **primary commercial artery**, the site enjoys close proximity to Upminster train station, just 300 meters away. With the station serving the **c2c Rail** to Fenchurch Street and the **District line**, commuting to central London is quick and convenient.

Upminster boasts lively town centre with a diverse array of **shops, retail, and community amenities**. Station Road is Upminster's premier shopping street. The high street boasts a number of leading retail chains including Marks & Spencer, Co-op, Costa Coffee, Aldi, Cafe Nero, and the Rooms Department Store.



Floor Plan

Commercial Area 02 is capable of sub-division to permit an office or retail kiosk on the Wilson Close frontage.

The scheme has improved connections to the high street and the nearby Aldi Superstore.

- Commercial Area 01
- Commercial Area 02
- Travelodge Hotel
- ➔ Entrance
- Property Boundary



Commercial Area 01

UNDER OFFER

Size: 1615 sq ft
(150.04 sq m)
Availability: Under Offer
Rent / Price: POA



Commercial Area 02

Size: 4951 sq ft
(459.963 sq m)
Availability: Available
Rent / Price: POA

Information

Terms

Subject to agreement

Rent

Rent on application

VAT

Property is elected for VAT

Viewing

By appointment

Hand over-specification

The commercial units will be finished to developer's shell with capped off services and shop fronts.

Time Scale

TBC

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