



21-25 Greywell Road, Havant, PO9 5AH
OPEN PLAN RETAIL UNIT

Summary

Tenure	To Let
Available Size	4,435 sq ft / 412.02 sq m
Rent	£35,000 per annum
Service Charge	£7,459 per annum
Rateable Value	£29,500
EPC Rating	D (78)

Key Points

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

Regulated by



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PORTSMOUTH 023 9237 7800

SOUTHAMPTON 023 8011 9977

Description

21-25 is an open plan retail unit, with rear store, and rear access to the adjoining Basing Road for loading. The property has been renovated with new flooring, ceiling and lighting.

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

The property lends itself to many different uses (STP).

Location

Greywell Shopping Centre is an established district shopping complex with a majority of national multiple occupiers including Lidl, New Look, Farmfoods, 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 the following areas:

Name	sq ft	sq m	Availability
Unit	4,435	412.02	Available
Total	4,435	412.02	

Terms

£35,000 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.

Business Rates

Rateable value: £29,500 - VOA

You are advised to speak with the local authority regarding business rates.

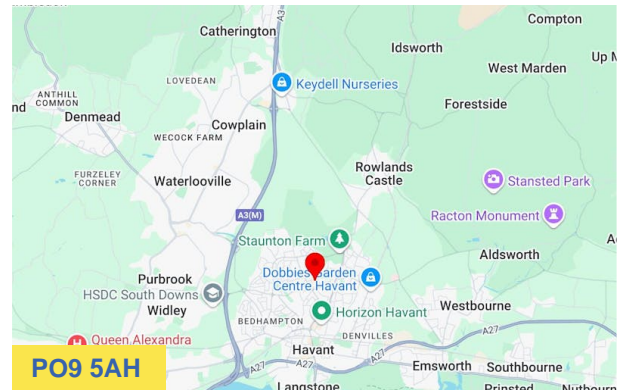
Other Costs

A service charge of £7,459 pa is payable in respect of maintenance and repair of the Centre.

Building insurance £2,699 pa for the current term.

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.



Viewing & Further Information

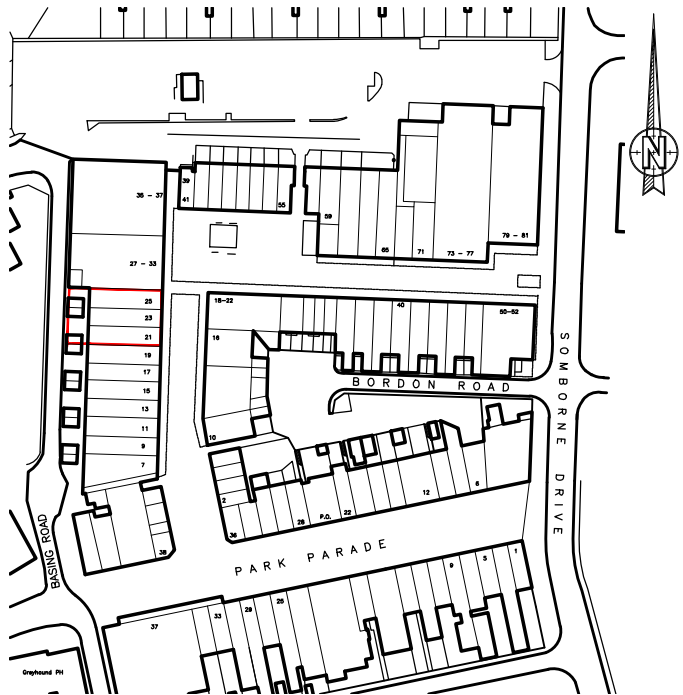
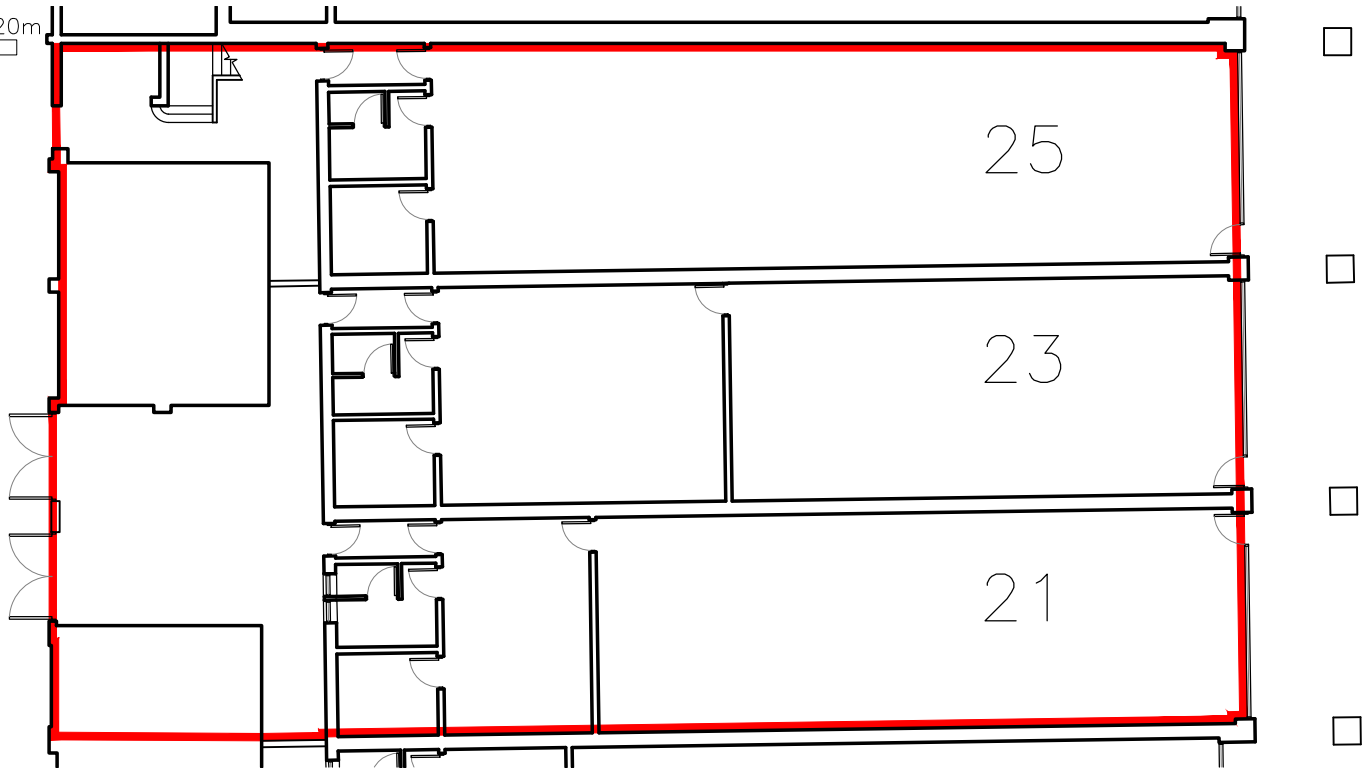
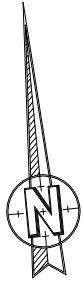
James West
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0m 2m 4m 6m 8m 10m 12m 14m 16m 18m 20m



0m 10m 20m 30m 40m 50m

LOCATION PLAN @ 1:2500

K.A.D. Licensed O.S. No. 100047482

Rev	Revision	By	Date

KAD

KNIGHT ARCHITECTURAL DESIGN

K.A.D. Ltd.
First Floor Unit 7
The Quarterdeck
Port Solent
PO6 4TP
T: 01489 660194
E: admin@k-a-d.co.uk
W: www.k-a-d.co.uk

Client

DS PROPERTIES

Project

UNITS 21-25,
GREYWELL SHOPPING CENTRE
LEIGH PARK, HAVANT,
PO9 5AH

Drawing

LEASE PLAN

Scale	Date
1:200@A4	SEP 2022

Project no.	Sequential	Bldg/Floor	Detail	Rev
KAD	01	A	EX	.