

SHOP TO LET

Unit 18 Quinton Court,
Great Wyrley, WS6 6DY

****Busy local centre anchored by SPAR****



Location

The property forms part of the Quinton Court Shopping Centre, Great Wyrley. A busy local centre with a number of national operators including Spar and Tanning Shop. Co-Op food store nearby. Free parking for the first 2 hours. The T7 Churchbridge junction of the M6 Toll motorway is just over a mile to the north, while Cannock town. Landywood train station is only half a mile away.

Description

The subjects comprise a ground floor retail unit with a glazed frontage.

Tenure

The premises are available by way of a new effective full repairing and insuring lease for a term of years to be agreed.

Accommodation

The premises comprises of the following approximate floor area;

Address	Sq M	Sq Ft
Ground Floor	24.06	259

Business Rates

RV £8,400 (2026)

Interested parties should make their own enquiries with the Local Billing Authority to confirm exact rates payable.

Legal Costs

Each party will be responsible for covering their own legal costs incurred in the transaction.

EPC

A copy of the EPC is available upon request.

Rent

£6,750 + VAT per annum exclusive

Service Charge

There is an annual service charge of **£624 + VAT** (current year).

Insurance

There is an annual insurance charge of **£127 + VAT** (current year).

Planning

The unit benefits from E Class planning use. Interested parties are advised to make their own enquiries.

Security

The Landlord will require a security deposit and/or personal guarantee by way of security from the successful applicant.

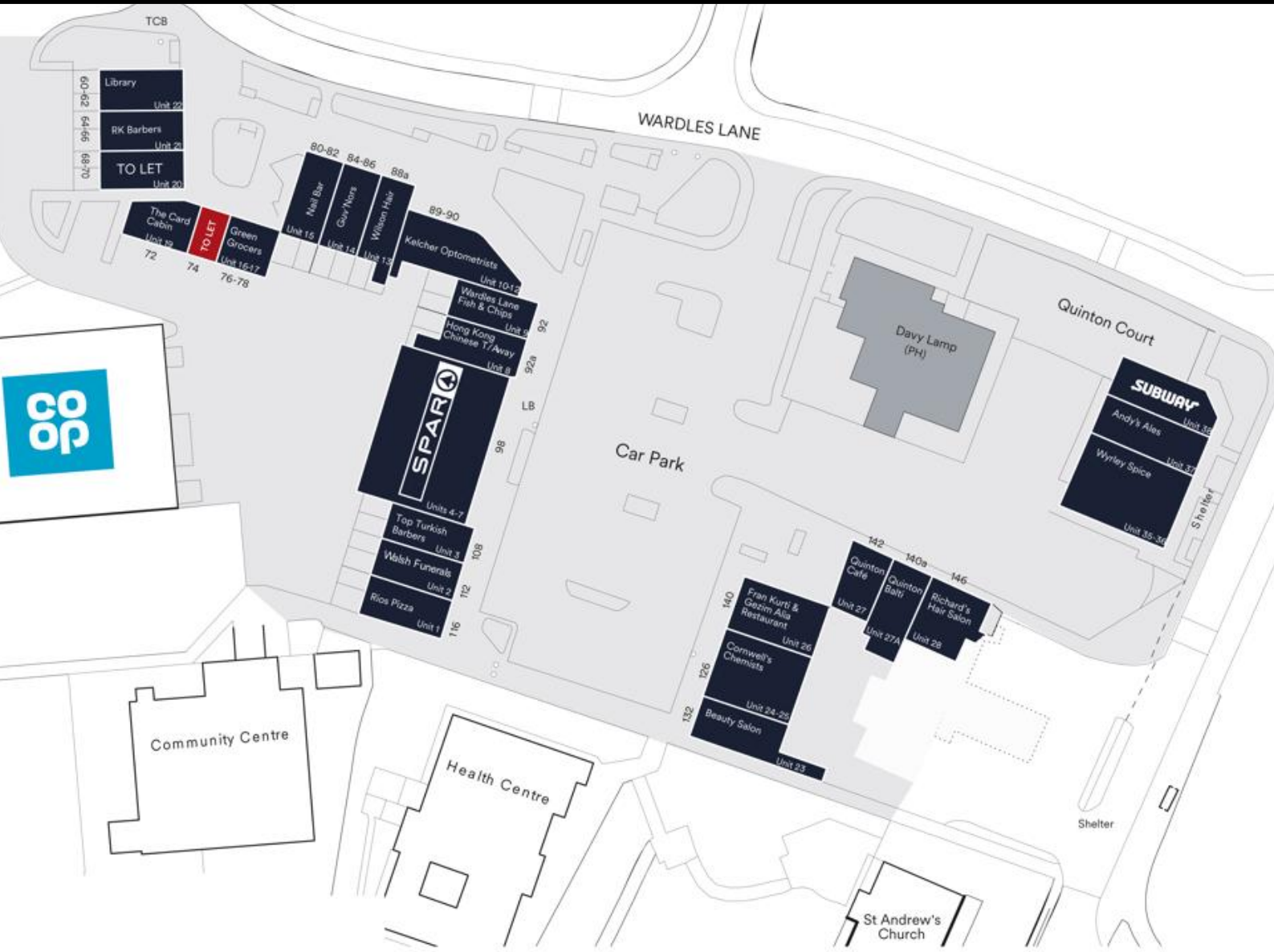
Viewings

Strictly by appointment with the Sole Retained Agents.

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Creative Retail