



**43 Greywell Road, Havant, PO9 5AH**  
OPEN PLAN RETAIL UNIT

**Summary**

Tenure	To Let
Available Size	539 sq ft / 50.07 sq m
Rent	£9,000 per annum
Service Charge	£906 per annum
Rateable Value	£5,300
EPC Rating	C (64)

**Key Points**

- May Qualify for SBBR
- Flexible Terms
- Rear Access
- Open Plan Sales Area
- Extensive Parking In Surrounding Area

## Description

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

## 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. 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	539	50.07	Available
<b>Total</b>	<b>539</b>	<b>50.07</b>	

## Specification

Suspended ceiling

Cat II lighting

WC with wash hand basin

Kitchen area

Security shutter

Rear Yard

## Terms

£9,000 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: £5,300.

\*Small Business Rates Relief of 100% is available for ratepayers occupying a single property with a rateable value up to and including £12,000 from 1 April 2017.

You are advised to confirm the rates payable with the local council before making a commitment.

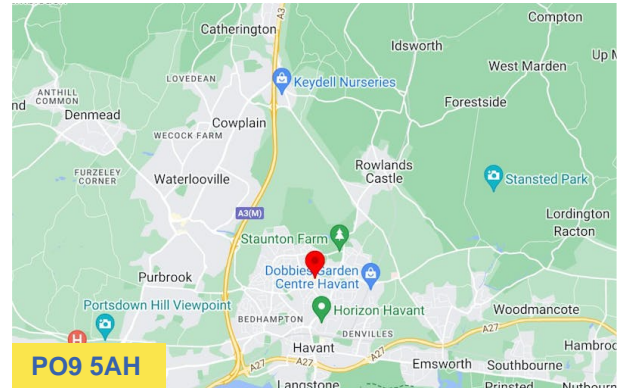
## Other Costs

A service charge of £906 pa is payable in respect of maintenance and repair of the Centre.

Building insurance £320 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

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