



ROWLEY HUGHES THOMPSON

PROPERTY CONSULTANTS

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**TO LET – 118-120 HIGH STREET
WELLING, DA16 1TJ**

NEW LEASE

**CLOSE TO TESCO EXTRA &
MORRISONS**

****Sales Area 183.90 sq.m (1,969 sq.ft)****

****Parking to the rear available by separate negotiation****

Location

The property occupies a prominent location fronting Welling High Street. Occupiers within the vicinity include **Tesco Extra, Morrisons, Boots, CO-OP Travel and Poundland**, as can be seen from the attached traders plan.

Description

The available property is arranged on ground floor level only forming part of a larger development comprising residential accommodation over the upper floors. There is the benefit of rear access and loading. Parking is available via separate negotiation.

Accommodation

Internal Width (front)	7.95 m	26' 1"
Internal Width (rear)	10.62 m	34' 10"
Shop Depth	21.23 m	69' 8"
Ground Floor Sales	182.90 sq m	1,969 sq ft
Ground Floor Stores	4.23 sq m	45 sq ft

Lease Terms

New lease for a term of years to be agreed subject to service charge provisions after term of years and rent review provisions.

Commencing Rental

£32,500 per annum exclusive of Business Rates, Service Charge and VAT.

Business Rates

Rateable Value - £29,250

This information is for guidance purposes only. Interested parties are advised to make their own enquiries with the relevant charging authority to confirm rates payable and whether any transitional relief applies

Energy Performance

Available upon application.

Viewing Strictly by appointment with the sole retained agent:

Barry Muggridge
Rowley Hughes Thompson
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Email: barrym@rhretail.co.uk

Date prepared: May 2019. All transactions are stated exclusive of VAT. Subject to Contract.



50 metres

Experian Goad Plan Created: 01/05/2019
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