

Press Release 2023



FRONT STREET HAS A FACELIFT! TRIO OF LETTINGS COMPLETED IN ARNOLD

FHP are pleased to confirm a trio of lettings on Arnold's main retail pitch, Front Street, to bring a new lease of life to the High Street.

Ellis Cullen, Retail and Leisure Agent at FHP first completed the deal for a new mini market to take a 10 year lease at 72 Front Street in Arnold. The unit comprises ground floor retail sales area with ancillary storage above totalling some 3,100ft² of accommodation.

Ellis comments:

"Activity in Arnold, like many other small retail pitches in the Nottingham suburbs, had a steady start to the year, but over recent months we've seen a real change of pace. Following strategic advice to our clients, we were able to swiftly let three properties on Front Street. 72 Front Street is an excellent example of the importance of a landlord recognising the need to invest in their own properties. Cherwell Property Maintenance acted on behalf of the landlord to transform the ground floor retail space. This led us to securing a 10 year term certain, we mitigated the landlord's void period and secured a reduced rent free period."

The second deal to complete was the former David James Estate Agents at 102 Front Street in Arnold. FHP advised on the relocation of David James into the adjacent unit, the former Barnados, and this left 102 Front Street ideal for Mobile Doctor.

Ellis adds:

"This is now the third site for the new tenant and we were very pleased to have completed this deal within such a short timeframe. Mobile Doctor viewed on the Monday and by the Thursday we had completed a lease and were attending site for handover."

The final deal which completed was 126 Front Street, situated directly opposite ASDA. FHP were involved initially with the surrender negotiations for the previous tenant and following reaching an agreement, FHP were instructed to act on the landlord's behalf to find a new tenant.

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0115 950 7577 | 0121 752 5500 | 01332 343 222

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Birmingham Office
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Derby Office
North Point | Cardinal Square |
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Ellis says:

“Following the surrender of the existing lease with the previous dessert operator, we were then instructed to find a suitable tenant and we did just that within 2 months. The new tenant, an independent convenience store operator ‘Quick Stop’ has 6 stores and the move into Arnold makes this seven!

This is not the end of our success in Arnold, we’re pleased to confirm that we currently have 70 Front Street under offer as well as the former M Hair Salon following their relocation to Mapperley Top. We’re delighted with our involvement on Front Street to bring in new operators that offer something unique and exciting to the High Street.”

For more information or to discuss opportunities, please contact Ellis Cullen 07450972111 or via email ellis.cullen@fhp.co.uk

ENDS

Ellis Cullen
18th August 2023

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