

# Prime Shopping Centre Unit

## New Lease Available

**Ground Floor**  
6.87m<sup>2</sup> (74ft<sup>2</sup>)

- Prime retail destination with a mix of national and independent retailers including **H&M, TK Maxx, Pandora, JD, Greggs** and **Specsavers**
- Access to substantial annual footfall in excess of 5.6m per annum and a borough population of circa 80,000
- Parking facilities for 305 cars
- Regular on site events
- Access to centre marketing and social media
- Subject to vacant possession
- **Lease:** New lease available
- **Rent:** £7,500 per annum exclusive of VAT
- **Service Charge:** £453.60
- **Rateable Value (2026):** £6,100



**TO LET**



Location



Gallery



Contact



## Accommodation

Floor	m <sup>2</sup>	ft <sup>2</sup>
Kiosk 3	6.87	74

(This information is given for guidance purposes only)

## Planning

The current planning use is **Class E** and can therefore be used for the following uses:- retail shop, financial & professional services, café or restaurant, office use, clinic, health centre, creche and gym.

## Legal Costs

Each party to be responsible for their own legal fees in connection with the transaction.

## EPC

A copy of the Energy Performance Certificate is available on request.

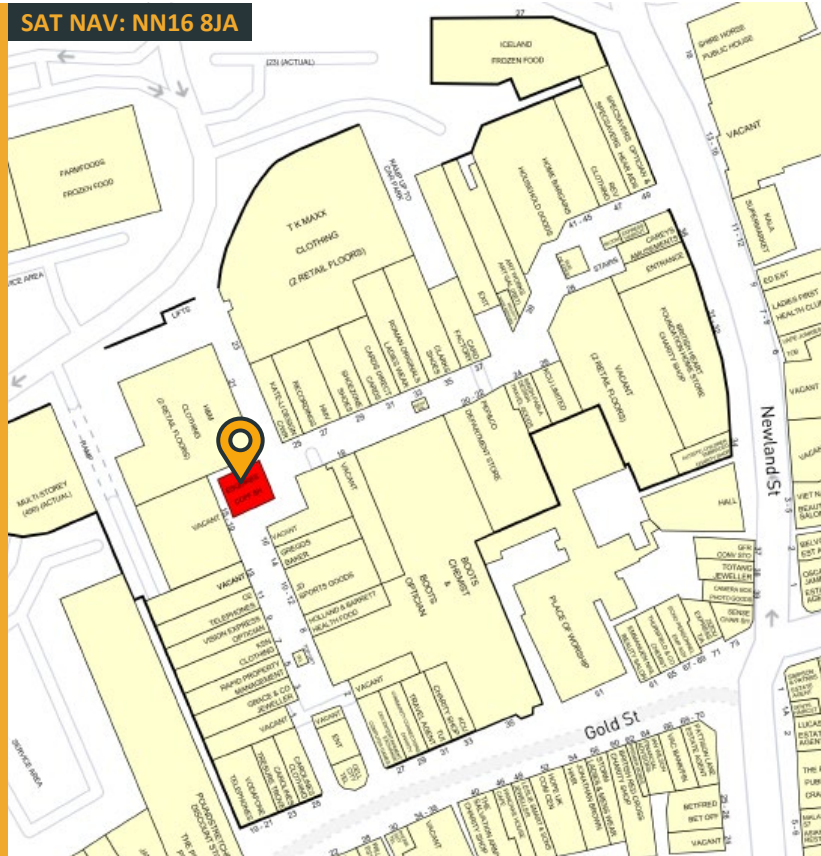
## Business Rates

We understand from the Valuation Office Agency that the property is assessed as follows:

Rateable Value from 1 April 2026: £6,100

From 1 April 2026 rates payable for qualifying retail, hospitality and leisure (RHL) businesses is based on a multiplier of: 38.2p. This information is for guidance only and all parties should check themselves with the local billing authority.

**SAT NAV: NN16 8JA**



## Further Information

For further information or to arrange a viewing please call or click on the emails or website below:

**Caine Gilchrist**

07538 606 880

caine.gilchrist@fhp.co.uk

**Doug Tweedie**

07887 787 892

doug@fhp.co.uk



**Fisher Hargreaves Proctor Ltd.**

122 Colmore Row, Birmingham  
B3 3BD

[fhp.co.uk](http://fhp.co.uk)

21/04/2026

