



Southampton

Southampton Retail Park SO16 0YW

- 8,340 sq ft retail warehouse unit to let
- A1 bulky goods planning consent
- Immediately available

Lambert
Smith
Hampton

AVISON
YOUNG





For identification purposes only

Highlights



Scheme size
107,162 sq ft



Planning consent
Bulky goods



Prominent location
**Just off Junction 1
of the M271**



Parking spaces
600 (1 : 178 sq ft)



Client
Paloma Capital

Location

Southampton Retail Park occupies a prominent and visible location just off Junction 1 of the M271, approximately 3.7 miles north west of the city centre in the suburb of Nursling.

Description

The scheme comprises 4 purpose built retail warehouse units of steel portal frame construction, with an eaves height of circa 6.5 metres and rear servicing off Oriana Way.

Existing Occupiers

Tapi, Carpetright and an 82,017 sq ft B&Q Warehouse.

Lease Terms

Quoting £125,000 per annum with incentives available, subject to term certain and covenant.

Rates Payable

Rateable value £109,504, with rates payable £56,066 per annum (UBR @ 51.2p).

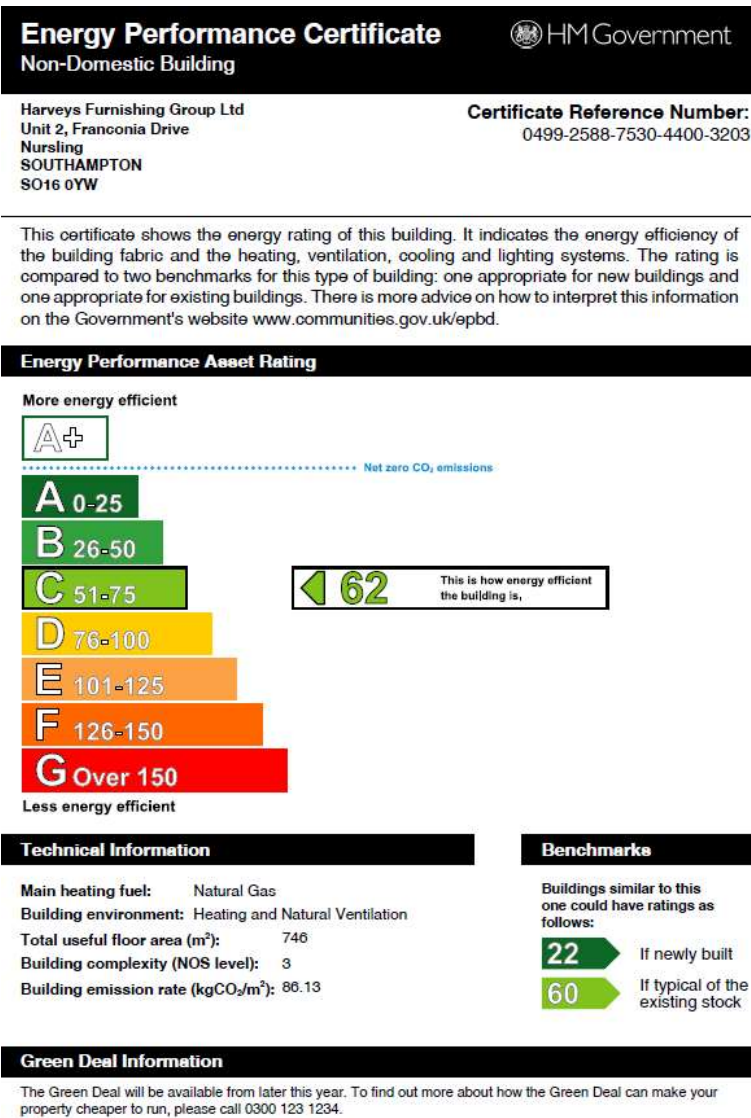
Availability

8,340 sq ft immediately available.

Inspections and further enquiries

All inspections and further enquiries are to be arranged through Avison Young or Lambert Smith Hampton.

EPC



If you would like to know
more please get in touch.

George Stratton – Avison Young

+44 (0)20 7317 3794

+44 (0)7766 131 946

george.stratton@avisonyoung.com

Alex Hirst – Lambert Smith Hampton

+44 (0)2380 713 076

+44 (0)7548 704 427

ahirst@lsh.co.uk

John Butt – Lambert Smith Hampton

+44 (0)2380 713 076

+44 (0)7771 503 155

jbutt@lsh.co.uk



Avison Young hereby gives notice that the information provided either for itself, for any joint agents or for the vendors lessors of this property whose agent Avison Young is in this brochure is provided on the following conditions:

- 1) The particulars are set out as a general outline only, for the guidance of intending purchasers and/or lessees and do not constitute an offer or contract, or part of an offer or contract.
- 2) All descriptions, dimensions and references to this property's condition and any necessary permission for use and occupation, and any other relevant details, are given in good faith and are believed to be correct. However, any intending purchasers or tenants should not rely on them as statements or representations of fact but satisfy themselves of their correctness by inspection or otherwise.
- 3) No person in the employment of Avison Young, or any joint agents, has any authority to make or give any representation or warranty whatsoever in relation to the property or properties in this brochure.
- 4) All prices quoted are exclusive of VAT.
- 5) Avison Young shall have no liability whatsoever in relation to any documents contained within the brochure or any elements of the brochure which were prepared solely by third parties, and not by Avison Young.

Anti-Money Laundering: To comply with our legal responsibilities for Anti-Money Laundering, it will be necessary for the successful bidder to provide information necessary to complete these checks before the deal is completed. Information required will include:

- 1) Corporate structure and ownership details.
- 2) Identification and verification of ultimate beneficial owners.
- 3) Satisfactory proof of the source of funds for the Buyers / funders / lessee.

5 November 2020

File No: tbc

Visit us online
avisonyoungretail.co.uk

22 Ganton Street, London W1F 7FD

© Avison Young (UK) Limited. All rights reserved.

