



L3 MARKET QUAY, FAREHAM, PO16 0BU

LEISURE / RETAIL TO LET

6,445 TO 14,965 SQ FT (598.76 TO 1,390.29 SQ M)



Summary

Former Gym Premises - To Let

Available Size	6,445 to 14,965 sq ft
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Rateable Value	£103,000 (Draft list from 1/4/2023)
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EPC Rating	D (100)
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- Suitable for a variety of uses
- Fitted gym changing rooms
- Swimming pool
- Potential to split

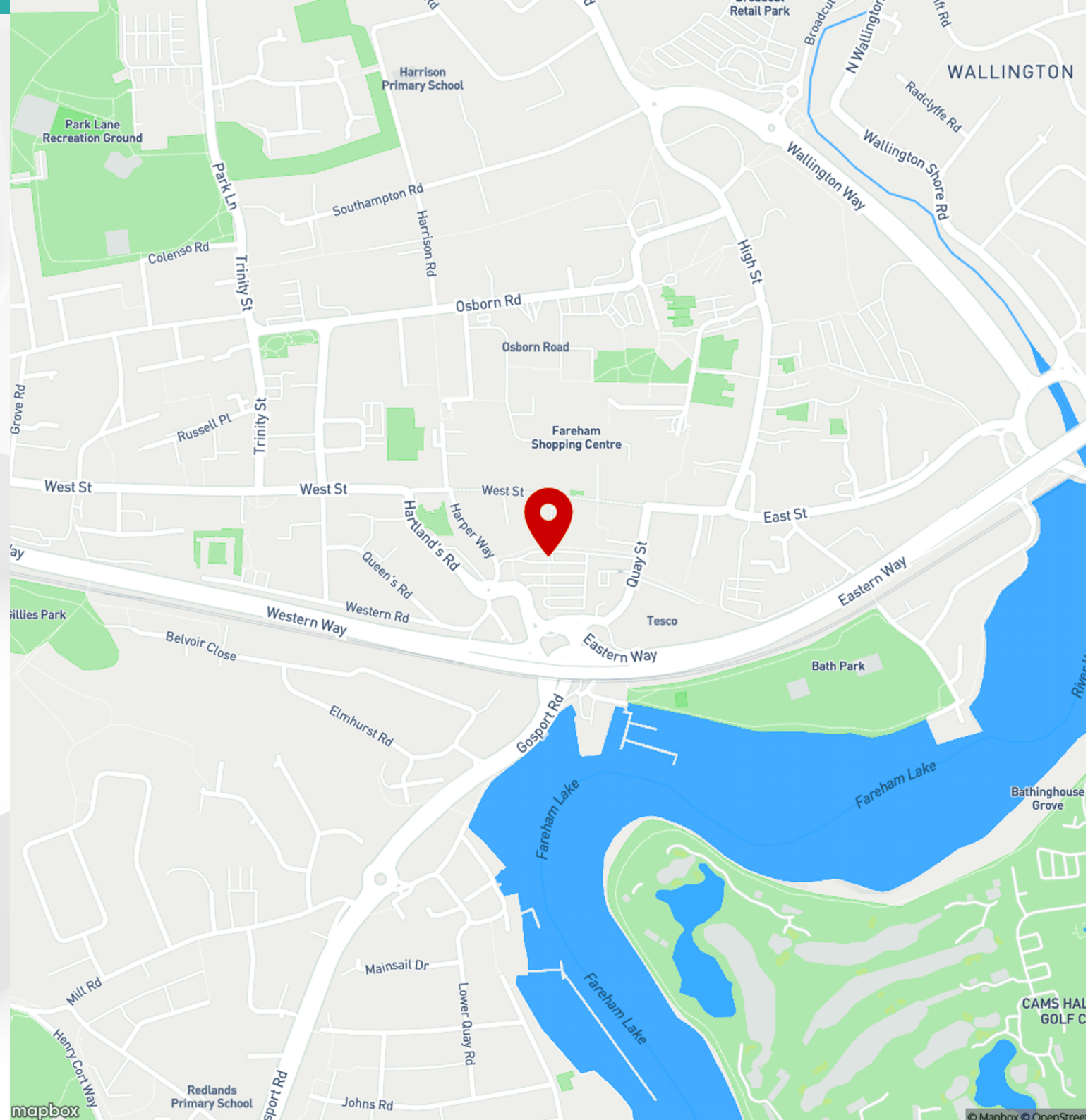


Location



**L3 Market Quay, Fareham,
PO16 0BU**

The unit forms part of the mixed use Market Quay development in the centre of Fareham. Other occupiers include 5 screen Reel Cinema, Nandos, Slug & Lettuce, Loungers, PINS Bowling, JinZun restaurant and various retail occupiers. The main surface car park for the town centre is directly in front of the unit.





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Further Details

Description

Former Gym premises arranged over ground and first floors. The ground floor provides a reception area, swimming pool, change facilities and treatment rooms. The first floor large open plan gym space and two studio spaces.

Accommodation

The accommodation comprises the following areas:

Name	sq ft	sq m
Ground	6,445	598.76
Mezzanine	8,520	791.53
Total	14,965	1,390.29

Terms

Available on a new FRI lease for a term to be agreed.

VAT

All prices, premiums and rents etc. are quoted exclusive of VAT at the prevailing rate.

Service Charge

Payable in respect of maintenance and repair of the common parts of the site. Approx. £26,000 for 2022. Further details on request.

Legal Costs

Each party to be responsible for their own legal costs incurred in any transaction.

AML

In accordance with Anti-Money Laundering requirements, two forms of identification will be required from the purchaser or tenant and any beneficial owner together with evidence/proof identifying the source of funds being relied upon to complete the transaction.



Enquiries & Viewings

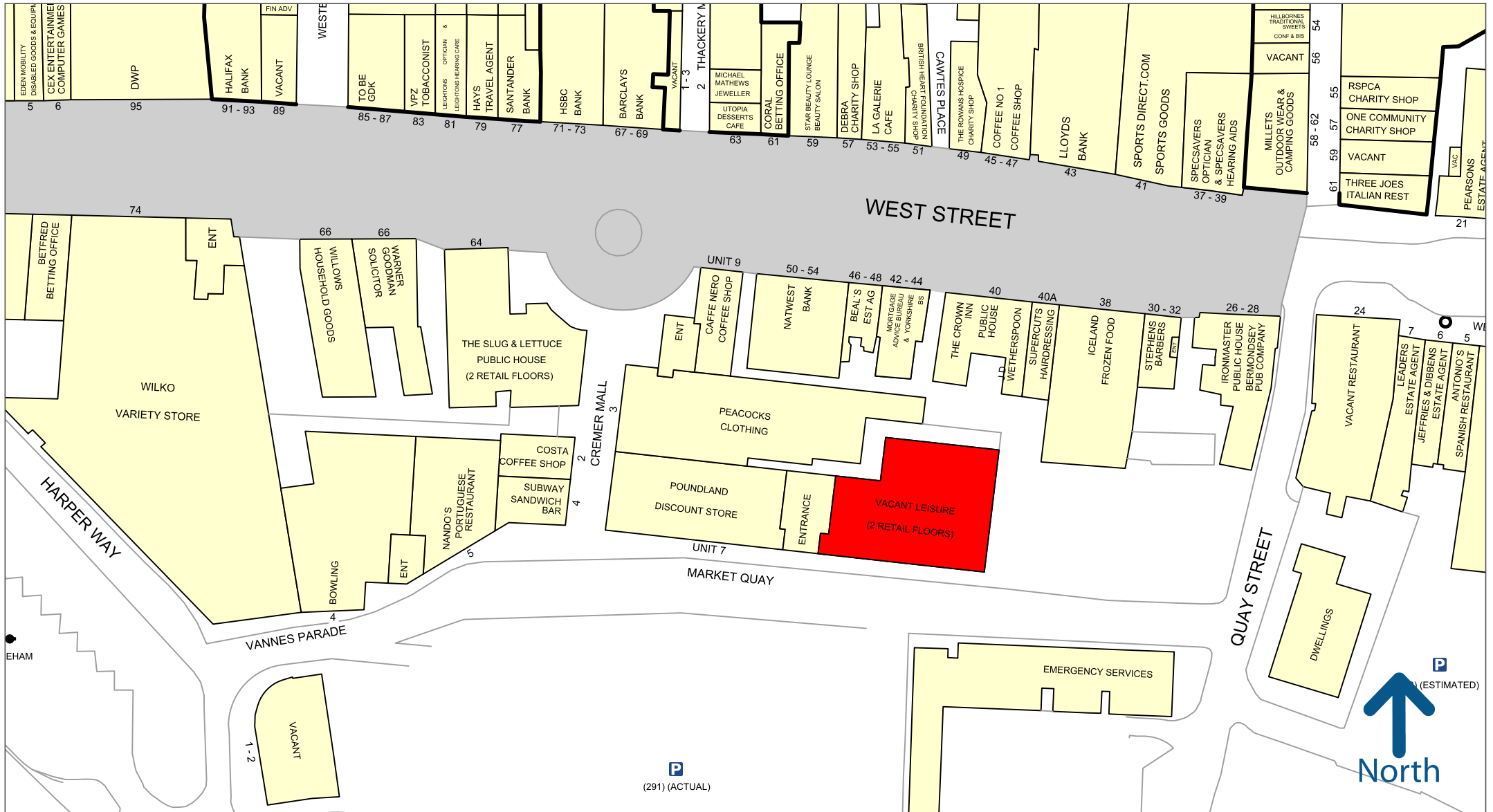


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Experian Goad Plan Created: 21/02/2023

Created By: Vail Williams LLP

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50 metres

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