

MERCHANT HOUSE, 34 HIGH STREET, ROYAL WOOTTON BASSETT

SCHEDULE OF LEASES (as at 01.04.2026)

UNIT	TENANT	LEASE	BREAK DATES	RENT REVIEW	LEASE END	RENT
1	A & B Carpets Ltd	5 years from 29.09.2024	29.09.2027*	29.09.2027	28.09.2029	£10,000 + VAT
2	Ms J Burke TA Bay Design	5 years from 14.05.2024	13.05.2027*	14.05.2027	13.05.2029	£11,250 + VAT
3	Ms L Fiore and Ms J Fiore	10 years from 25.08.2017			24.08.2027	£9,250 + VAT
4	Ms L Muir-Sage	5 years from 20.08.2025	19.08.2028*	19.08.2028	26.03.2030	£4,650 + VAT
5	Ms L Muir-Sage	5 years from 27.03.2025	27.03.2028*	27.03.2028	26.03.2030	£7,000 + VAT
6&7	Aspyr Ltd	5 years from 03.08.2025	02.08.2028*	03.08.2028	02.08.2030	£4,500 + VAT
Flat A		AST			£775 pcm	£9,300 pa
Flat B		AST			£750 pcm	£9,000 pa
					Total	£64,950 + VAT

* Mutual break option