

116 - 118 High Street, Hornchurch

RM12 4UT



To Let

9,739 sq ft
(904.78 sq m)

Rent on application

Major Retail Premises
with First Floor Stores and
Parking

- Prominent High Street Position
- Opposite Sainsburys Supermarket
- 10 Minute Walk to Underground Station

Description

The property comprises the former Poundland store which provides a large ground floor retail area, plus first and second floor storage and staff accommodation, WC's etc. The property benefits from additional stores and parking for approximately 10-15 vehicles to the rear.

Location

The property is located in a prominent position within Hornchurch High Street. Adjacent occupiers include Natwest and Santander banks, with Sainsburys and Aldi supermarkets opposite. Hornchurch underground station with links to London via the District Line is a 10 minute walk. The A12, M25 and A13 are within easy reach.

Accommodation

The accommodation comprises the following areas measured on a net internal basis

Floor/Unit	Description	sq ft	sq m
Ground	Sales Area	4,812	447.05
1st	Stores	2,615	242.94
1st	Staff Areas	680	63.17
1st	Stores/Former Flat	553	51.38
2nd	Stores/Former Flat	267	24.81
Outdoor	Stores	812	75.44
Total		9,739	904.79

Terms

A new full repairing and insuring lease on terms to be agreed.

Rent

Rent upon application.

Planning/Use

Uses falling within Class E.

Business Rates

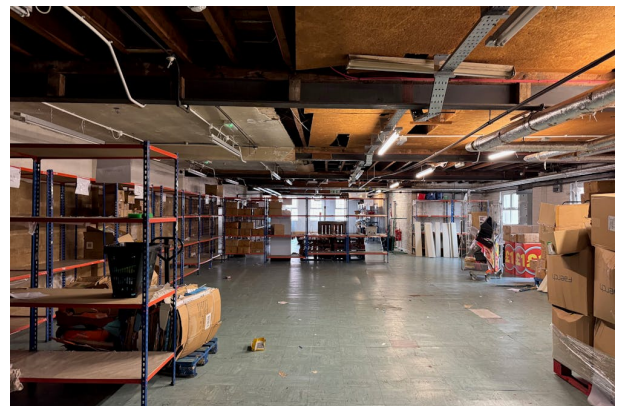
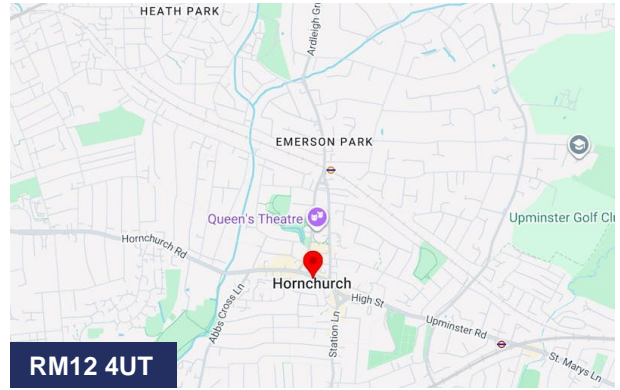
The property has a rateable value of £99,000.

Legal Costs

Each party to bear their own legal costs.

AMLR

In line with current Anti-Money Laundering Regulations, all prospective tenants or purchasers will be required to provide satisfactory identification and verification documentation before any offer can be accepted. We may undertake electronic checks to comply with these obligations.



Summary

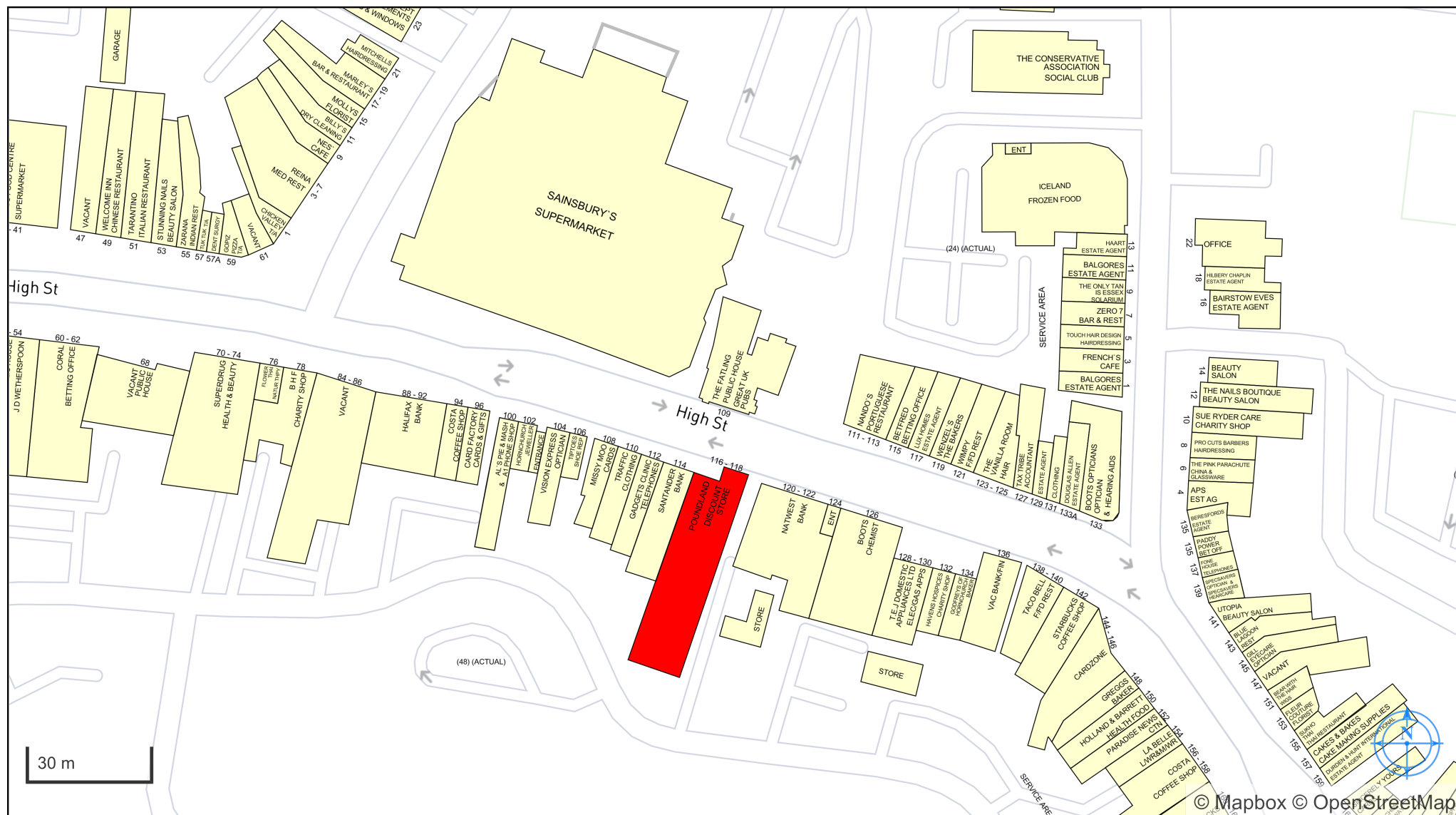
Available Size	9,739 sq ft
Rent	Rent on application
VAT	TBC
EPC Rating	D (79)

Viewing & Further Information

Mark Mannering
01277 289150 | 07896 768002
mark@mjmpropertyconsultants.co.uk

Andrew Caplin (Andrew Caplin Commercial)
01708 731200
info@ac-commercial.com





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