



**Ayers & Cruiks**  
COMMERCIAL

**To Let**

**1,625 sq ft**

**13 The Willows, Wickford,  
SS12 0RA**

Retail unit with a large glazed frontage, situated in The Willows Shopping Centre.

- Glazed shop frontage
- Close to amenities
- Heavy footfall
- New lease available
- £25,000 per annum exclusive

[www.ayerscruiks.co.uk](http://www.ayerscruiks.co.uk)



## 13 The Willows, Wickford, SS12 0RA

### Summary

- Rent: £25,000 per annum
- Business rates: £10,978 per annum - Interested parties are advised to confirm the rating liability with the relevant local authority
- VAT: To be confirmed
- Legal fees: Ingoing tenant is liable for both parties legal costs
- EPC: D (87)
- Lease: New Lease

### Further information

- [View details on our website](#)

### Contact & Viewings

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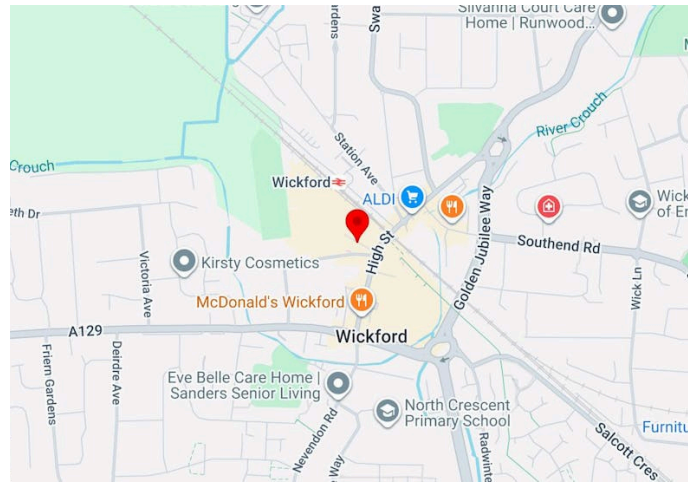
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### Offices

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### Description

This retail unit was previously trading as Holland and Barrett and features a glazed frontage with a roller shutter securing the entrance. Inside it benefits from laminated wood flooring, a suspended ceiling and WC facilities.

### Location

The premises is situated in the heart of The Willows Shopping Centre on Wickford high street. It is in close proximity to Boots Chemist and New Look, as well as Wickford Community Centre and its adjoining car park.

### Accommodation

Floor/Unit	Building Type	sq ft	sq m	Availability
Ground	Retail	1,022	94.95	Available
1st	Retail	603	56.02	Available
<b>Total</b>		<b>1,625</b>	<b>150.97</b>	

### Terms

The premises is available to let on a new full repairing and insuring lease for a term to be agreed.

### Rent

£25,000 per annum exclusive

### Viewings

Strictly by prior appointment via the landlords appointed agents Ayers & Cruiks.