

SHOP TO LET - Incentives Available

Aldershot – 10 Low Walk, GU11 1DB

**Mason
Partners**



Location

Aldershot is located in Hampshire, approximately 10 miles west of Guildford. It has a population of approximately 57,000 inhabitants (2011 Census).

The subject property occupies a busy location on the Low Walk with nearby occupiers including Lidl, Sportsdirect.com and Wilko.

Accommodation

The property is arranged over ground floor only with the following approximate NIA:-

Ground Floor 747 sq ft (69.4 sq m)

Tenure

The premises are available by way of a new full repairing and insuring lease for a term of years to be agreed.

Rent & Service Charge

£1,650 per calendar month inclusive of service charge

Rates

Rates Payable £5,289

Interested parties are advised to verify these figures with the Local Authority.

EPC

An Energy Performance Certificate is available on request.

Legal Costs

Each party is to bear their own legal costs in respect of all legal documentation produced in this transaction.

Contact - Strictly via joint agents: -

Mason Partners LLP – 0207 495 1971
Paul Sirrell – paulsirrell@masonpartners.com

London Clancy - 01256 462222
Russell Ware - russellware@londonclancy.co.uk

SUBJECT TO CONTRACT

VIEWING

Paul Sirrell 0207 495 1971 paulsirrell@masonpartners.com

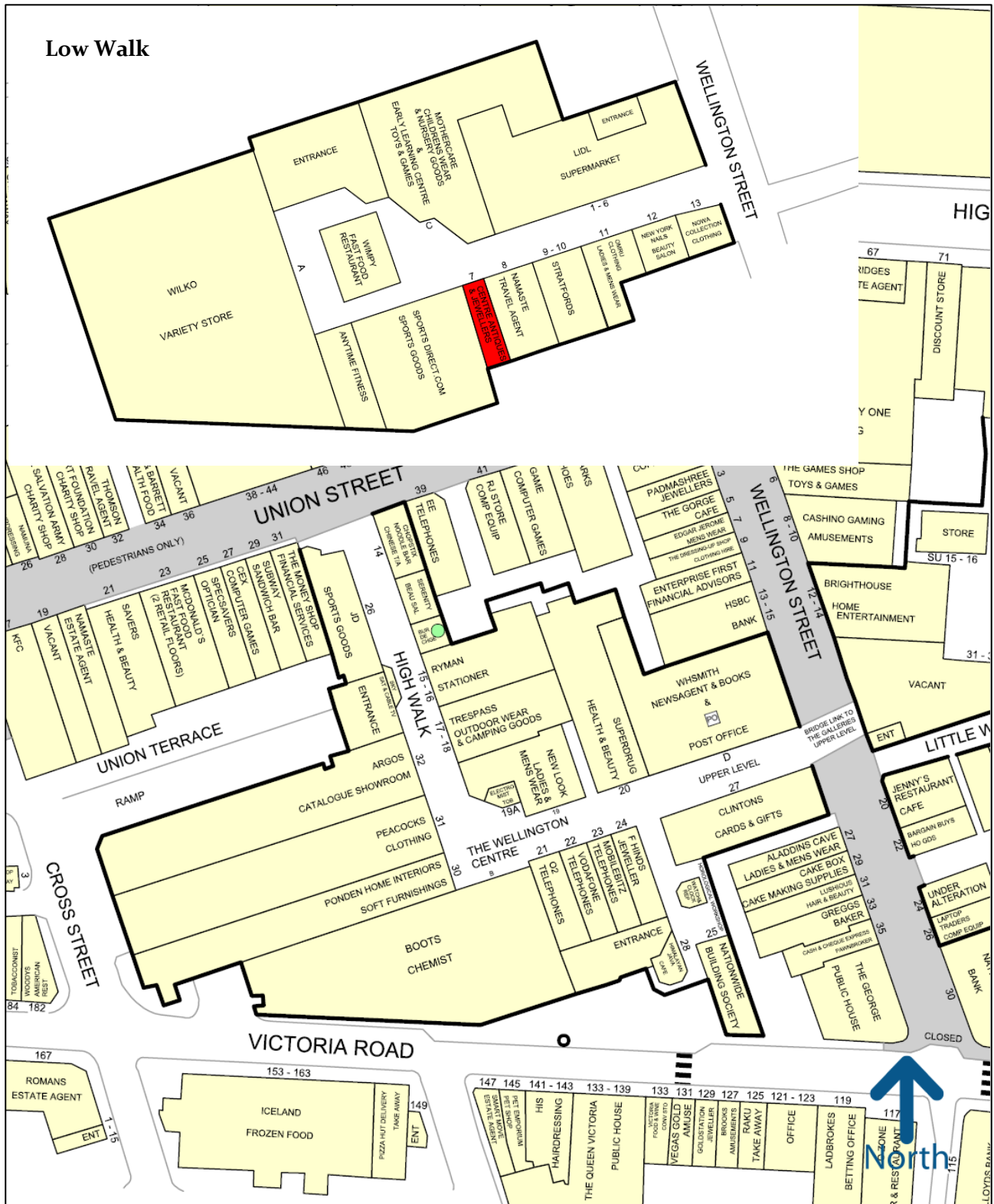
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