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**UNIT 50 - 54
GREYWELL SHOPPING CENTRE
LEIGH PARK, HAVANT
PO9 5AL**

**GROUND FLOOR SHOP UNIT
2900 - 4000 SQ FT**



LOCATION

Greywell Shopping Centre is an established district shopping complex with a majority of national multiple occupiers including Tesco, New Look, Ethel Austin, 99p Stores, Iceland and Greggs.

Farmfoods have just opened 8000 sq ft in the former Woolworths unit. Other nearby occupiers include Lidl, Peacocks, and Boots. Extensive parking surrounds the scheme which occupies an established retailing location in the centre of Leigh Park with a dedicated immediate catchment of in excess of 30,000 people.

ACCOMMODATION

A highly prominent corner unit, these premises occupy probably *the* best position in Greywell, on the outside of the scheme facing Tesco, Lidl, the new 99p Stores, and Farmfoods when it opens shortly.

Ground floor retail unit.

Sales Area – **2,900 sq ft.**

Return frontage
Rear access and loading

By combining with Unit 48, the floor area would be extended to approx **4000 sq ft.** Terms on application.

TERMS

Available to let on a new FRI lease for a term to be agreed at a **revised asking rent of £35,000 per annum** exclusive of rates, service charge and VAT.

SERVICE CHARGE

A service charge is payable in respect of maintenance and repair of the Centre. Further details available.

RATES

Rateable Value £30,750

Note: This will increase if combined with Unit 48. Interested parties should make their own enquiries of Havant Borough Council.

VIEWING

By appointment through the joint agents:

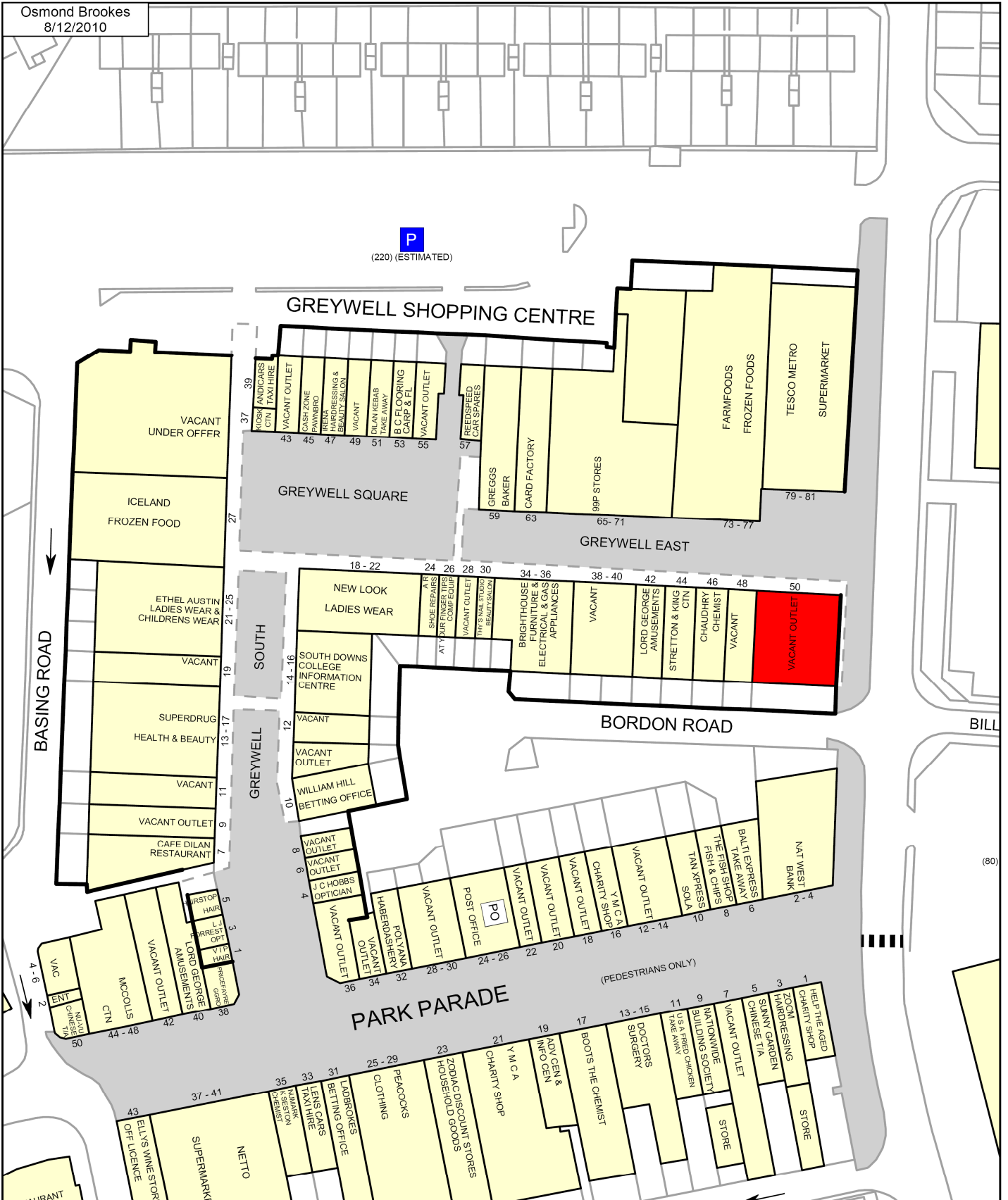
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OSMOND BROOKES

Osmond Brookes
8/12/2010

P
(220) (ESTIMATED)

GREYWELL SHOPPING CENTRE

GREYWELL SQUARE

GREYWELL EAST

BORDON ROAD

PARK PARADE
(PEDESTRIANS ONLY)

BASING ROAD

SOUTH GREYWELL

BILL

(80)

- 37 39 VACANT UNDER OFFER
- 43 VACANT OUTLET
- 45 CASH ZONE PAVING
- 47 IRENA HAIRDRESSING & BEAUTY SALON
- 49 VACANT
- 51 DIAN KEBAB TAKE AWAY
- 53 B.C. FLOORING CARP & FL
- 55 VACANT OUTLET
- 57 REEDSPEED CAR SPARES
- 59 GREGGS BAKER
- 63 CARD FACTORY
- 65-71 99P STORES
- 73-77 FARMFOODS FROZEN FOODS
- 79-81 TESCO METRO SUPERMARKET
- 27 ICELAND FROZEN FOOD
- 21-25 ETHEL AUSTIN LADIES WEAR & CHILDRENS WEAR
- 19 VACANT
- 13-17 SUPERDRUG HEALTH & BEAUTY
- 11 VACANT
- 9 VACANT OUTLET
- 7 CAFE DILAN RESTAURANT
- 5 VACANT
- 3 VACANT
- 1 VACANT
- 44-48 MCCOLLIS CTN
- 42 VACANT OUTLET
- 40 LORD GEORGE AMUSEMENTS
- 38 VACANT
- 36 VACANT
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- 32 VACANT
- 28-30 VACANT
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- 18-22 NEW LOOK LADIES WEAR
- 24 SHOE REPAIRS AT YOUR SERVICE
- 26 VACANT OUTLET
- 28 VACANT OUTLET
- 30 VACANT OUTLET
- 34-36 BRIGHTHOUSE ELECTRONICS & APPLIANCES
- 38-40 VACANT
- 42 LORD GEORGE AMUSEMENTS
- 44 STRETTON & KING CTN
- 46 CHAUDHRY CHEMIST
- 48 VACANT
- 50 VACANT OUTLET
- 12 SOUTH DOWNS COLLEGE INFORMATION CENTRE
- 10 VACANT
- 8 WILLIAM HILL BETTING OFFICE
- 6 VACANT OUTLET
- 4 J.C. HOBBS OPTICIAN
- 2 VACANT OUTLET
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- 34 VACANT OUTLET
- 32 VACANT OUTLET
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