

UNIT 27/01 THE MALL, HEATHWAY SHOPPING, DAGENHAM, ESSEX, RM10 8RE

RETAIL UNIT TO LET
2,606 sq.ft (242.11 m²)



Location

The premises are situated between the Post Office and Specsavers. Other retailers in the vicinity include Tesco Express, Wilko, Boots, Greggs, CEX, JD Sports, Savers and Peacocks.

Accommodation

The premises are arranged over ground and basement floors. Approximate areas and dimensions are as follows:-

Gross Frontage	26'10" (8.18 m)
Internal Width	26'3" (8.00 m)
Retail Depth	105'3" (32.08 m)
Sales Area	2,606 sq.ft (242.11 m ²)
Basement Storage	1,531 sq.ft (142.23 m ²)

Terms

Effectively full repairing and insuring lease for a term to be agreed subject to five yearly, upward only rent reviews.

Rent

£47,000 per annum exclusive of VAT, business rates, service charge and all other outgoings. Rent is payable quarterly in advance on the usual quarter days.

Service Charge

£16,440.70 for the year ending December 2018.

Rates

Rateable Value	£22,500
UBR (2018/2019)	48p
Rates Payable	£10,688

Interested parties are advised to verify these figures with London Borough of Barking and Dagenham on 020 8215 3000.

Energy Performance Asset Rating

C 51-75 ← **69** This is how energy efficient this building is

Legal Costs

Each party to bear their own.

VAT

All rents and prices stated are subject to Value Added Tax.

Viewing & Further Information

By appointment with joint agents:

Contact:

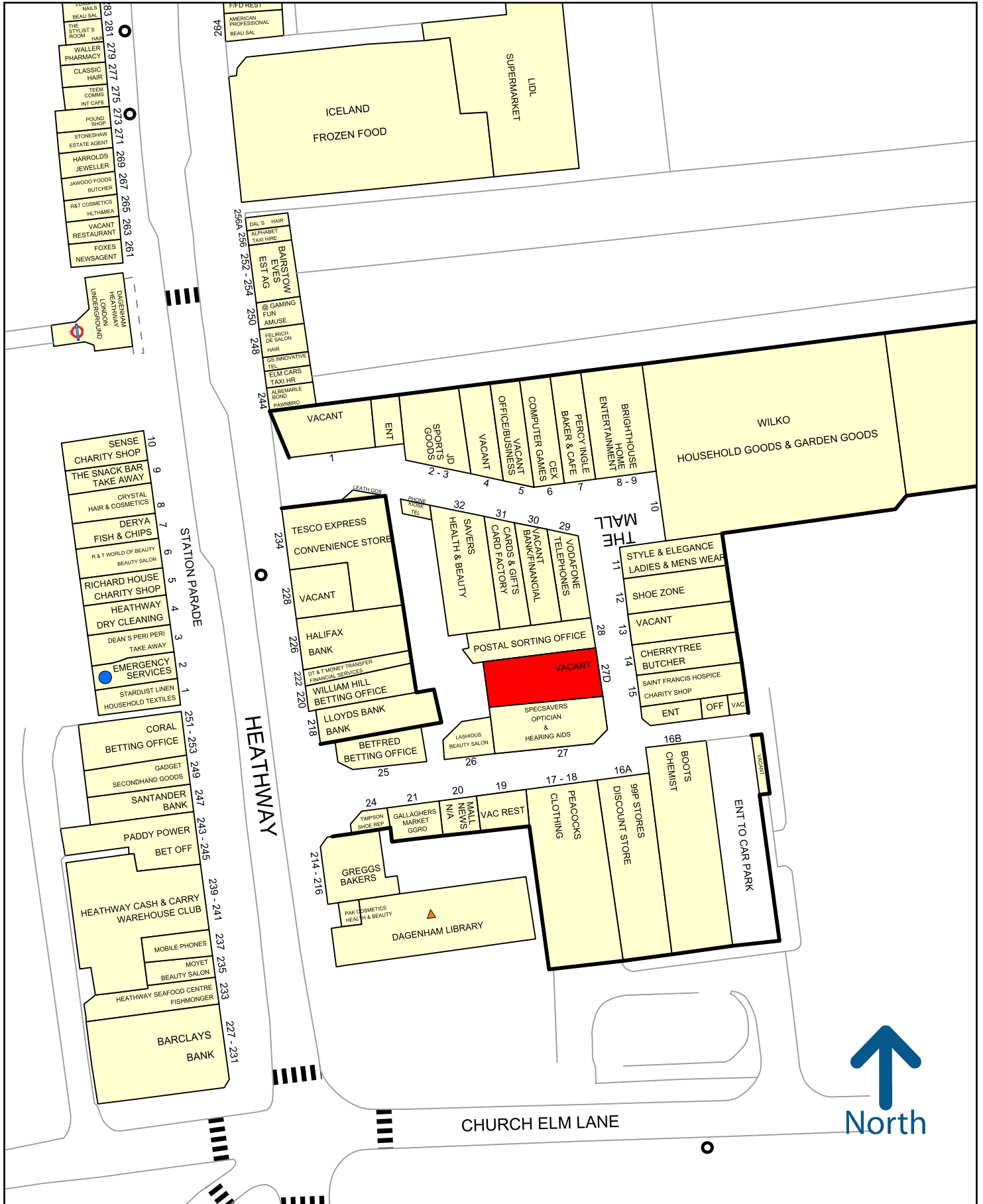
Mark Mannering

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Or

Adam Rawcliffe of Jackson Criss

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50 metres

Experian Goad Plan Created: 17/11/2016
Created By: Mass and Co

