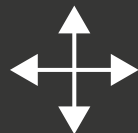




Old Station Way,
Yeovil, Somerset,
BA20 1NP



Flexible space
available up
to 2,800 sq ft



An expansion of
Yeo Leisure Park



Internationally
recognised
leisure brands



BE PART OF YEOVIL'S BUSTLING TOWN

Yeovil is a popular market town serving a large portion of south Somerset, Dorset and beyond, with an extensive and affluent primary catchment of over 235,000 people and a shopping population of 140,000.

The available opportunities are within Yeo Leisure Park which now incorporates the Premier Inn site across Old Station Road.

The scheme is currently undergoing a major investment upgrade by the landlords to improve public realm, customer flows and connectivity with the town centre.

Yeo Leisure is located at the eastern edge of the town centre and provides the principal leisure offering for this busy market town and its catchment. The next closest alternative multiscreen cinema is over 20 miles away.



Premier Inn

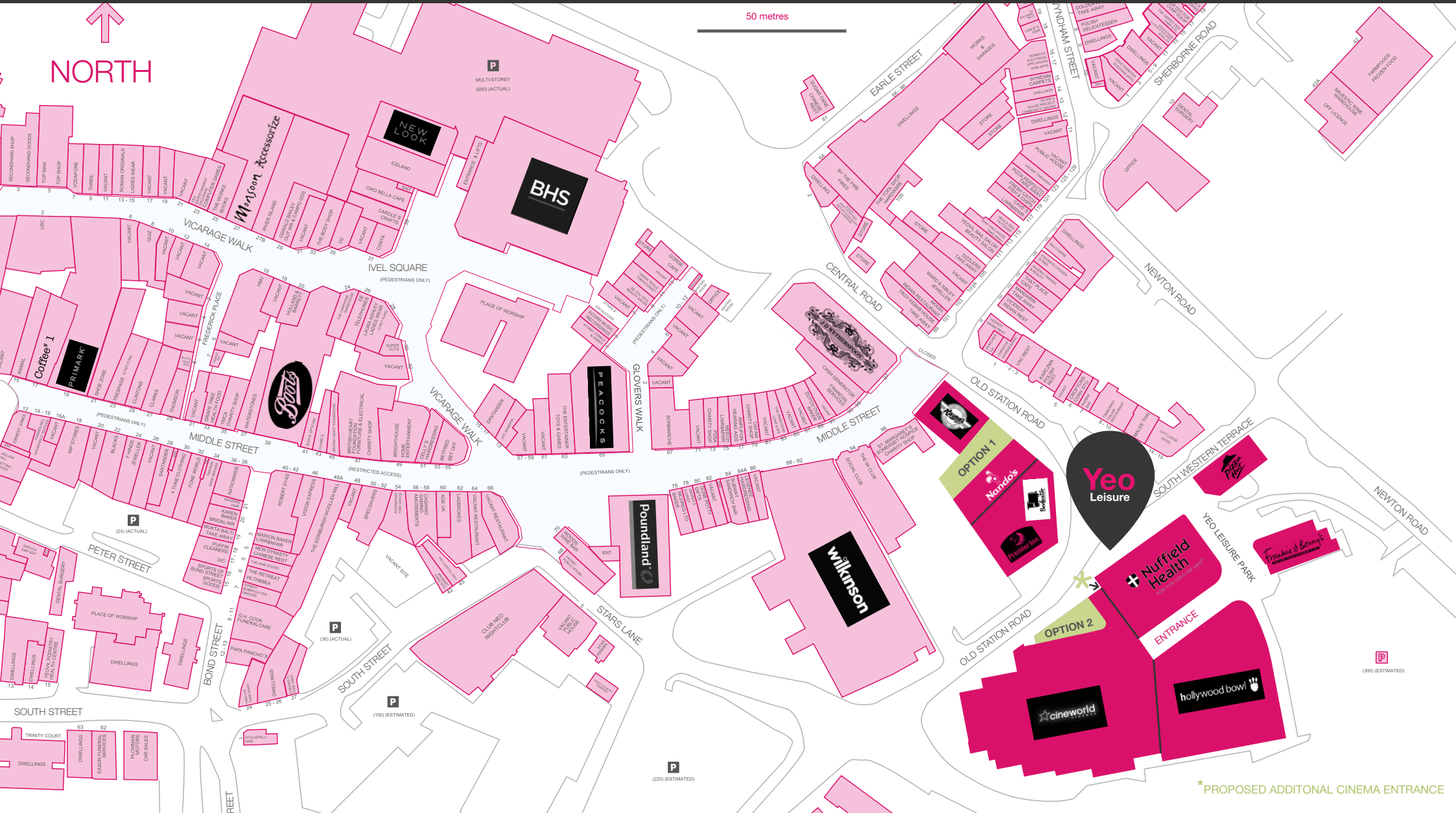


Primary catchment
235,000

140,000 shopping population

TAKE SPACE BESIDE NANDOS, HOLLYWOOD BOWL AND CINEWORLD

| | Option 1 | Option 2 |
|-----|----------|----------|
| m2 | 260 | 249.6 |
| ft2 | 2,800 | 2,687 |



* PROPOSED ADDITIONAL CINEMA ENTRANCE

YEO LEISURE SERVES A CATCHMENT OF 235,000 PEOPLE

Tenure

Available by way of a new effectively FRI lease for a term of years to be agreed, subject to upwards-only rent reviews at the expiration of each fifth year of the term.

Rent

On application.

Legal Costs

Each party is to be responsible for its own legal and professional costs incurred in this transaction.

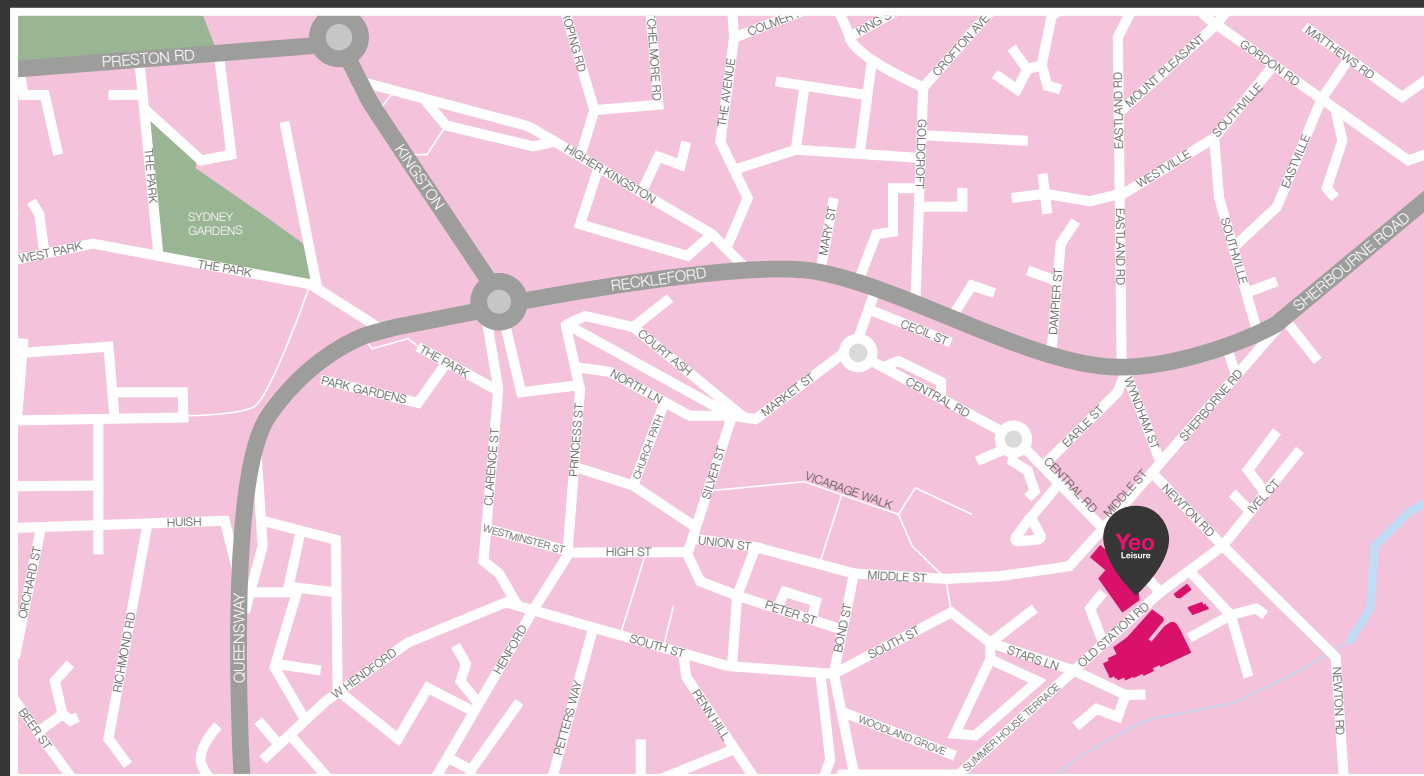
Rates

Rates are to be assessed. We would recommend that interested parties make further enquiries of the local rating authority.

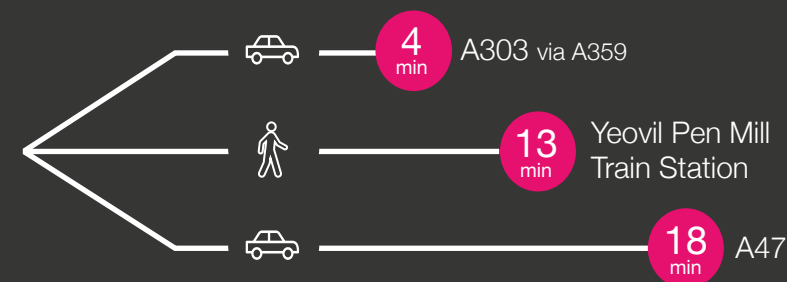
EPC

Available on request.

Restaurant & Retail Units TO LET



**Yeo
Leisure**



MISREPRESENTATION ACT: Savills give notice that these particulars are set out as a general outline only for the guidance of intending Purchasers or Lessees, and do not constitute any part of an offer or contract. Details are given without any responsibility and any intending Purchasers, or Lessees or Third Party should not rely on them as statements or representations of fact, but must satisfy themselves by inspection or otherwise as to the correctness of each of them. No person in the employment of Savills has any authority to make any representation or warranty whatever in relation to this property.

savills

Chris O'Mahony
T. 0117 910 2204
E. comahony@savills.com