

WICKFORD



TO LET

The Willows Shopping Centre,
Market Road
Wickford,
Essex SS12 0RA

RETAIL PREMISES
92- 196 SQ. FT. (8.5 – 18 SQ.M.)

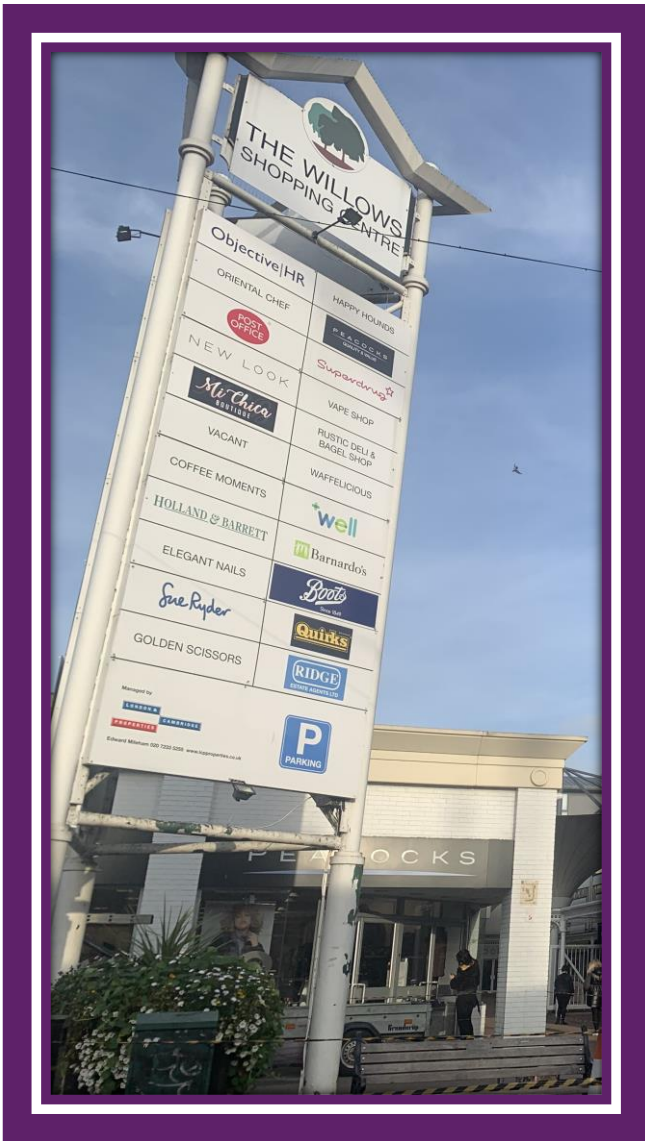
-  ESTABLISHED RETAIL PARADE
-  SHORT DISTANCE FROM WICKFORD TRAIN STATION
-  NEARBY OCCUPIERS INCLUDE WH SMITH, THE WORKS AND SPECSAVERS AND MANY MORE
-  NEW LEASES AVAILABLE NOW
-  RENT FROM ONLY £5,500 PER ANNUM, EXCLUSIVE



Ayers & Cruiks
COMMERCIAL

SOUTHEND OFFICE
01702 343060

CHELMSFORD OFFICE
01245 202555



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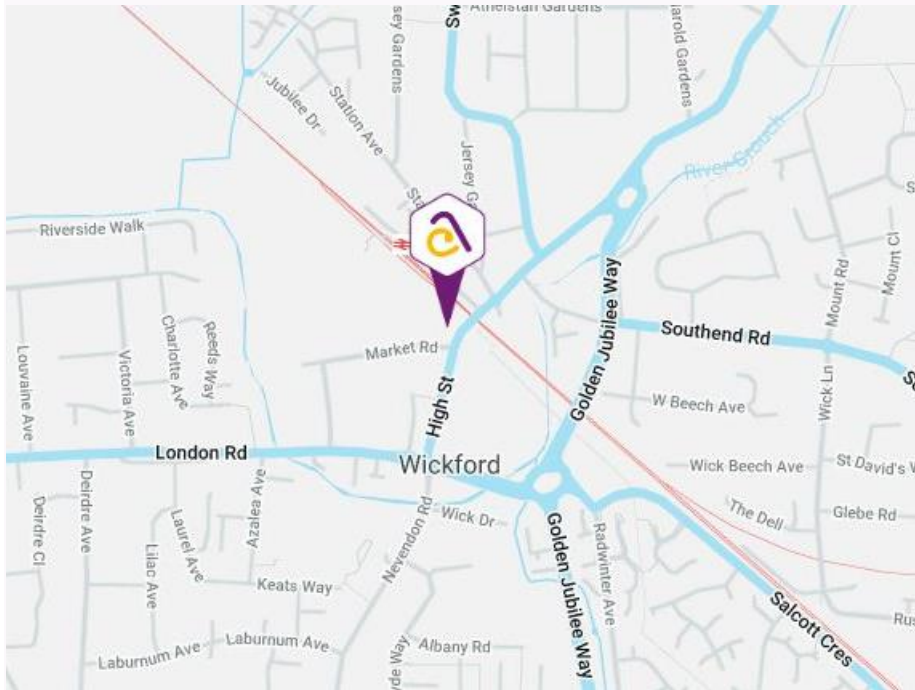
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DESCRIPTION AND LOCATION

The Willow Centre is located in the middle of Wickford. Nearby occupiers include Boots, New Look, Peacocks and more. The train station is only a matter of minutes away which provides direct access to London City via Liverpool Street. There are excellent road links with the A127, A130 and A13, with good access to the M25. Basildon, Chelmsford and Southend all lie within easy reach.

There are two retail units available all have electricity and water connected.



ACCOMMODATION

Unit 8a 92 SQ. FT. (8.5 SQ.M.)

Unit 9a 196 SQ. FT. (18.2 SQ.M.)

SERVICE CHARGE & INSURANCE

Service charge is applicable please enquire for further information. The landlord will insure the premises and the premiums to be recovered from the tenant.

RENT

Unit 8a £5,500 per annum plus VAT

Unit 9a £5,500 per annum plus VAT

BUSINESS RATES (2022/2023)

Interested parties are advised to contact Basildon District Council. 01268 533 333

LEGAL COSTS

Ingoing tenant is to be responsible for the landlords legal costs,

EPC

Certificates available upon request

TENURE Leasehold

TERMS

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

VIEWING

For further information and viewings, please contact Ayers & Cruiks.

Misrepresentation Act 1967

These particulars do not constitute, any part of an offer or a contract. All statements contained within these particulars as to this property are made without responsibility on the part of Highlands Properties Ltd. T/A Ayers & Cruiks, of the vendors or lessors. None of the statements contained within these particulars are to be relied upon as statements or representations of fact. Intending purchasers or lessees must satisfy themselves by inspection otherwise, as to the correctness of each of the statements contained in these particulars. The vendors or lessors do not make or give Highlands Properties T/A Ayers & Cruiks nor any person in their employment, any authority to make any representations, whatever in relation to this property.

All prices, premiums or rents stated are deemed to be exclusive of VAT, unless stated otherwise.



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