

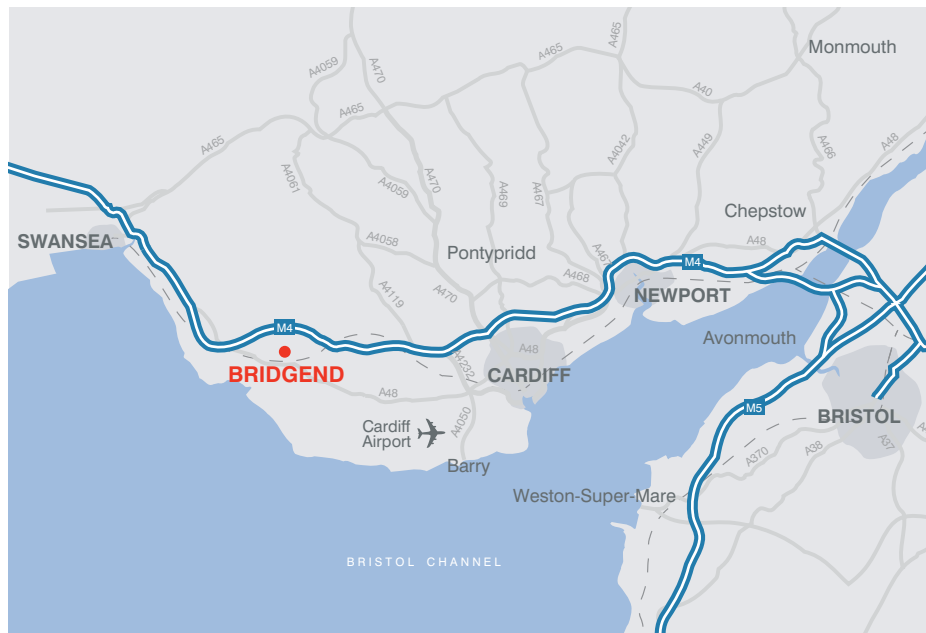
RETAIL UNITS AVAILABLE FROM 450 – 3,000 SQFT



BRIDGEND CF31 3BL



Officers Club. Card Factory Boots WHSmith GAME Warren James



CARDIFF AND SWANSEA ARE 30 MINUTES' DRIVE AND BRISTOL IS JUST OVER AN HOUR AWAY



Bridgend is very accessible. The M4 and A48 provide good east-west links and open up the area to a large catchment population.



Bridgend is on the main intercity route from South Wales to London. Fastest journey times from London are 2hrs 20m; Bristol Parkway is an hour away and Birmingham just under 2 1/2 hrs. In addition to the mainline, there are lines up the Lynfi Valley to Maesteg and along the coast towards Cardiff Airport.



Cardiff Airport with scheduled flights to a range of destinations is just 40 minutes' drive from Bridgend and 25 minutes by rail.





AVAILABLE UNITS

Unit	Ground Floor Sales	Ancillary Area	Rateable Value / Rates Payable	Service Charge	Insurance	Rent
Unit 2	604 sq ft	468 sq ft	£14,250 / £7,496	£5,036 pa	£342 pa	On Application
Unit 9a	454 sq ft	121 sq ft	£11,500 / £6,049	£2,044 pa	£184 pa	On Application
Unit 12 & 13	1,724 sq ft	1,140 sq ft	£38,500 / £20,251	£13,453 pa	£915 pa	On Application
Unit 16	834 sq ft	464 sq ft	£18,000 / 9,468	£6,097 pa	£415 pa	On Application
Unit 18	812 sq ft	332 sq ft	£17,250 / £9,074	£5,374 pa	£365 pa	On Application
Unit 24	1,275 sq ft	810 sq ft	£24,750 / £13,019	£9,794 pa	£666 pa	On Application
20-22 Caroline Street	1,676 sq ft		£31,750 / £16,701	£ TBC pa	£530 pa	On Application

Officers Club.

Card Factory

Boots

WHSmith

select®

Warren James

Rhiw

SHOPPING CENTRE
BRIDGEND CF31 3BL

FOR FURTHER INFORMATION
PLEASE CONTACT OUR AGENTS:

BEN DAVIES

029 2034 6311

ben.davies@coark.com

DOMINIC GARNER

029 2034 6311

dominic.garner@coark.com



Whilst every effort has been made to ensure accuracy, no responsibility is taken for any error, omission or mis-statement in these particulars which do not constitute an offer or contract. No responsibility or warranty whatever is made or given either during negotiations or in particulars by vendor, lessor or the agent. April 2019

