



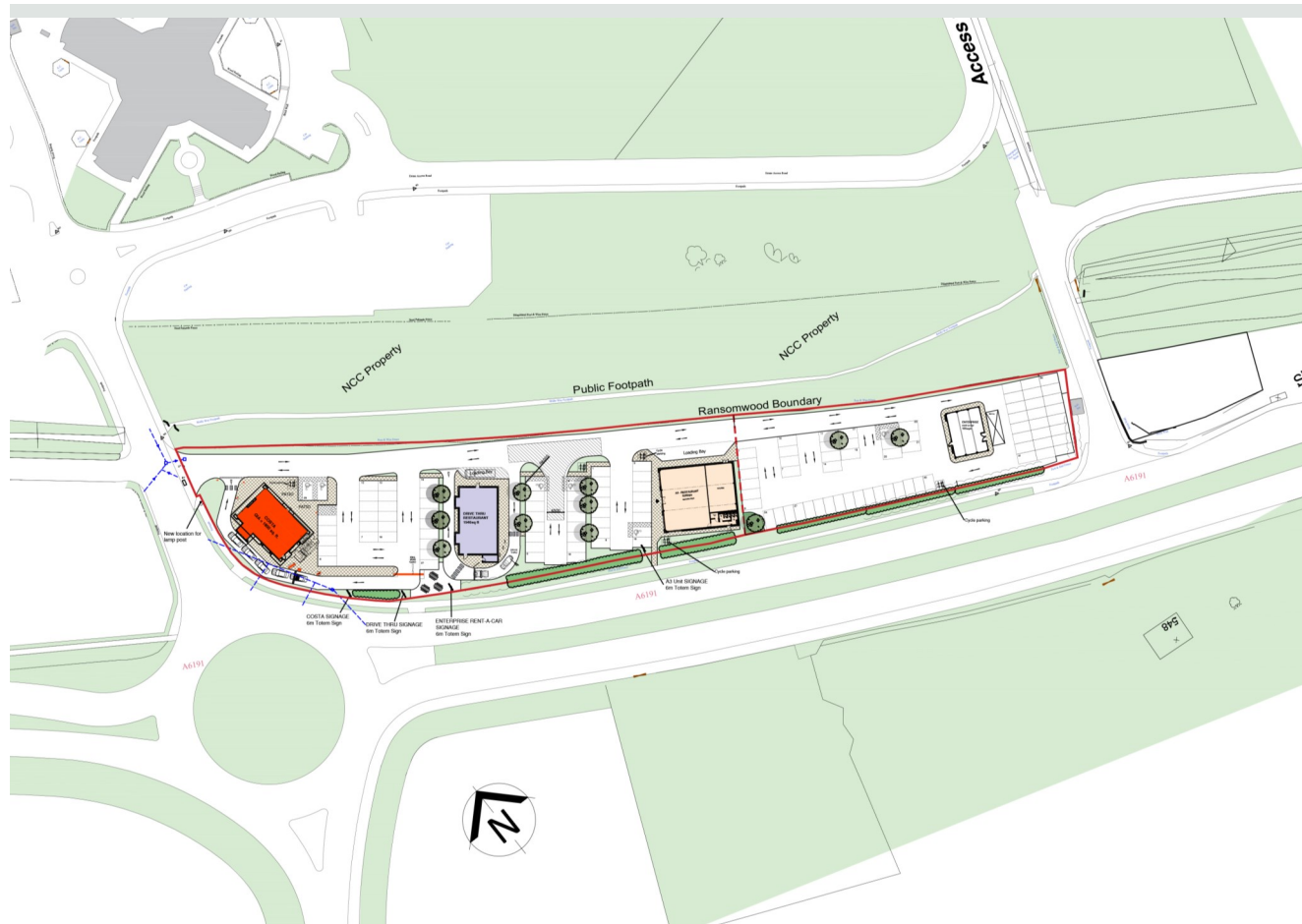
TO LET Retail Development

rapleys.com
0370 777 6292

Land at Ransom Wood, Southwell Road West,
Mansfield NG21 0HJ

CONTACT **Matthew Guest**
07810 698175 | matthew.guest@rapleys.com

Alfred Bartlett
07738 090760 | alfred.bartlett@rapleys.com



Extensive new development

Pre-lets to **Costa Coffee** and
Enterprise Rent-A-Car

Highly prominent new
development located on
Southwell Road West, Mansfield
which provides direct access
into Mansfield Town Centre

PROPOSED SITE PLAN - COSTA , DRIVE THRU RESTAURANT, A3 RESTAURANT & ENTERPRISE
LAND AT RANSOM WOOD, SOUTHWELL ROAD WEST, MANSFIELD

3717_PL01E 1:1000 @ A3



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Location

The site is located on Southwell Road West and sits opposite Sherwood Oaks Business Park. The site is surrounded by a mix of office, industrial and trade occupiers.

Description

The site comprises of three units, two of which are pre-let to **Costa Coffee** and **Enterprise Rent-A-Car**. The available unit is a drive-thru restaurant comprising of 1,946 sq ft.

Accommodation

The property comprises the following approximate floor areas:

	Sq m	Sq ft
Drive-thru	180.78	1,946

Note: The above areas have been calculated in accordance with the RICS Code of Measuring Practice on an approximate gross internal basis and must be verified by interested parties. Unless otherwise stated, the site areas/dimensions are scaled from the Promap Mapping System and must be verified by interested parties.

Tenure

Leasehold.

Terms

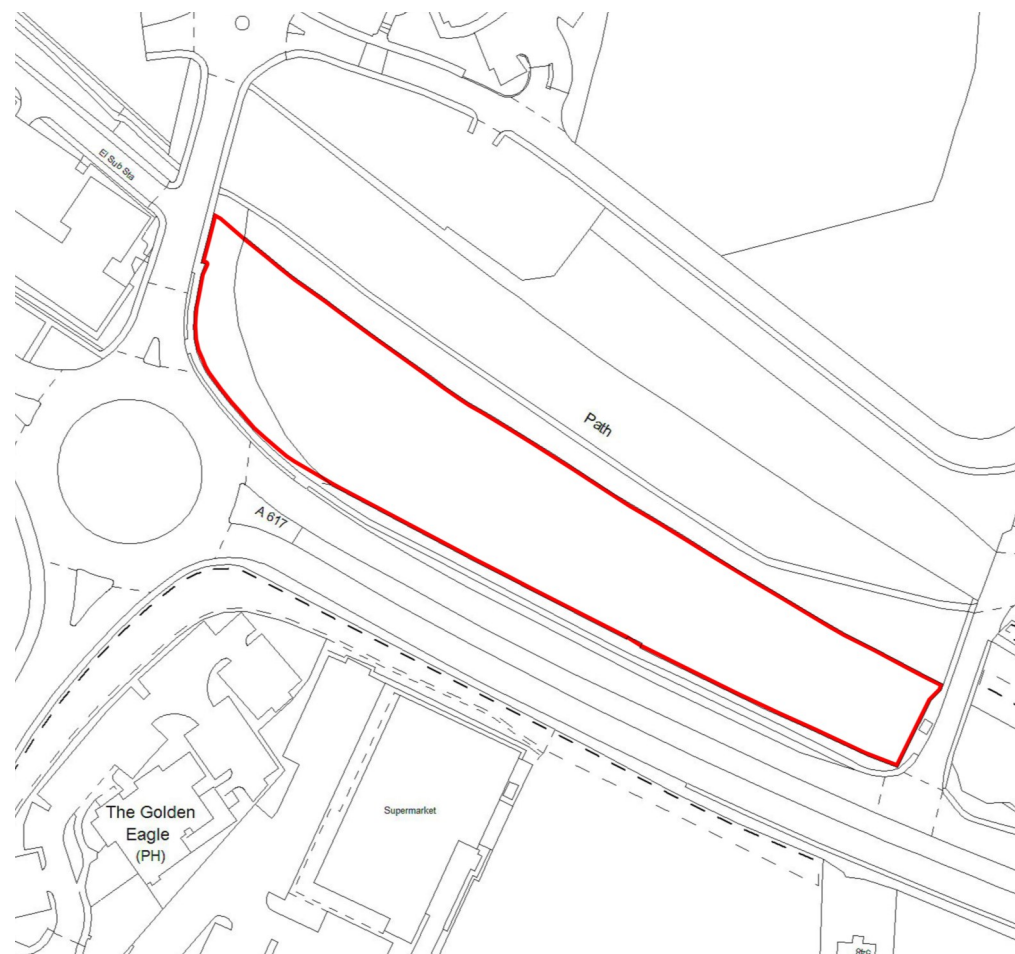
A new lease to be agreed.

Rating

Interested parties are advised to make their own enquiries to the local authority regarding the rates liability and any reliefs that may be available. Further information is also available on www.gov.uk/calculate-your-business-rates.

Energy Performance

Energy Performance Asset Rating: N/A.



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VAT

All figures quoted are exclusive of Value Added Tax which will be charged at the prevailing rate.

Viewing

The site can be viewed from Southwell Road West at any time. Parties wishing to walk on to the site may do so entirely at their own risk.

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