

TO LET Retail Unit

Unit 8 The Sainsbury's Centre
Chertsey, KT16 9AG

Key information

- ❑ Prominent location adjacent Sainsbury's Supermarket
- ❑ Planning Class E
- ❑ 220 space car parking nearby
- ❑ 1,800 sq ft
- ❑ Quoting Rent £30,000 per annum

Contact

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Sainsbury's



Location

The unit fronts on to the primary thoroughfare from Guildford Street to the Sainsbury's superstore and a 220 space car park and is close to Costa Coffee and opposite the primary entrance to the main store.

Accommodation

The property is arranged over ground floor only and provides the following approximate internal floor area: _

| | Sq m | Sq ft |
|--------------|------------|--------------|
| Ground | 167 | 1,800 |
| Total | 167 | 1,800 |

Note: The above areas have been calculated in accordance with the RICS Code of Measuring Practice on an approximate net internal basis and must be verified by interested parties.

Energy Performance Rating

The Energy Performance Asset Rating is C. A certificate can be made available.

Planning

The premises falls within Class E of the Town & Country Planning (Use Classes) Order 2020.

Interested parties should carry out their own due diligence in this regard.

Terms

Available on a new lease with terms to be agreed. Lease is to be contracted outside of the security provisions of the Landlord and Tenant Act 1954.

Tenure

Quoting rent £30,000 per annum.

Service Charge

2023/24: £6,663.33

Insurance

£79.89

Legal Costs

Each party is to be responsible for their own legal costs incurred in the transaction.

VAT

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

Identity Checks/AML

The Money Laundering Regulations require us to conduct checks upon all Prospective Parties. Prospective Parties will need to provide proof of identity and residence. For a Company, any person owning more than 25% must provide the same.



Rating

We are advised that the Rateable Value for the property is £26,000.

The UBR for 2025/26 is 49.9p in the £.

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 at www.gov.uk/calculate-your-business-rates.

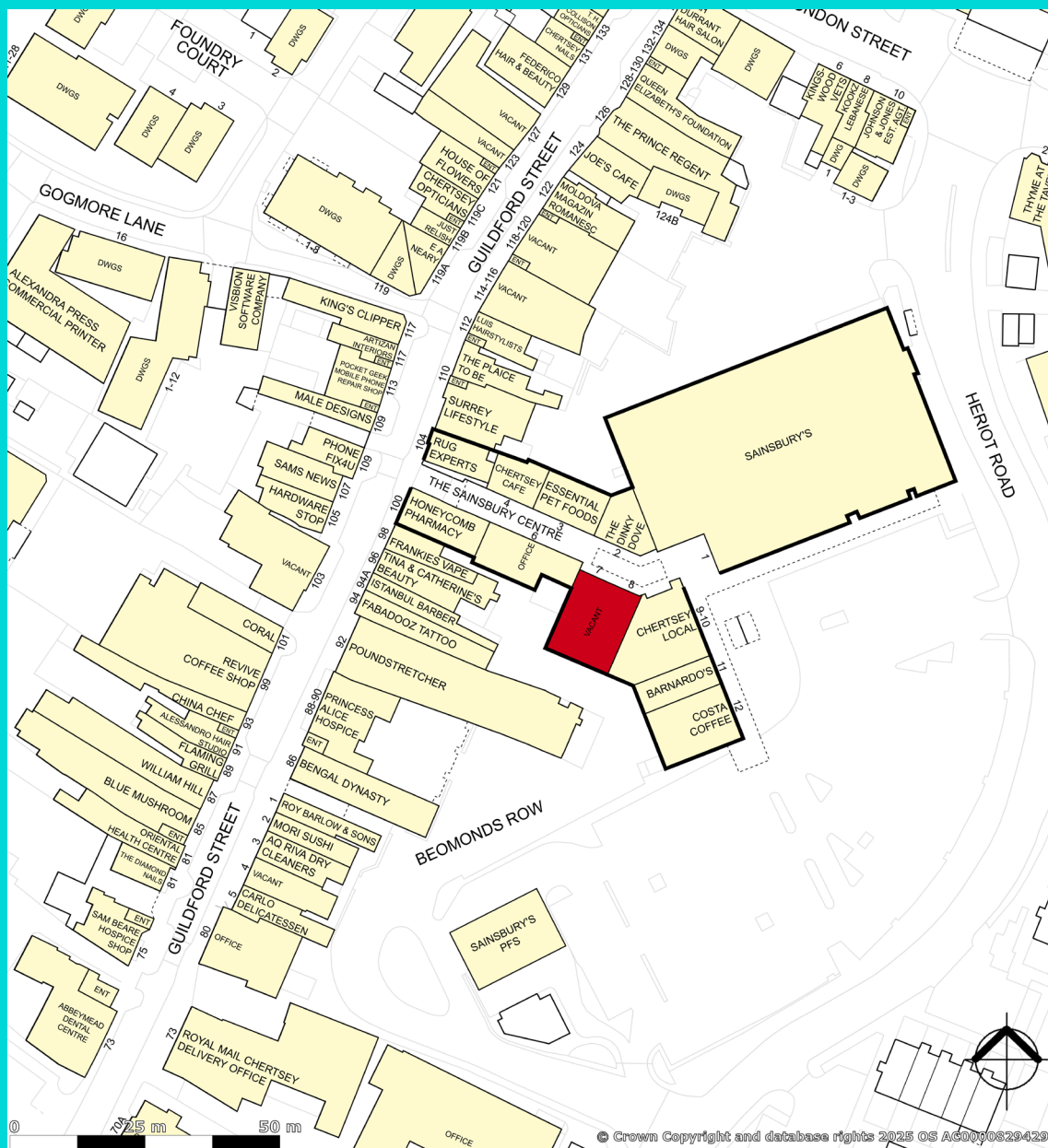
Viewing

Strictly via the sole letting agent only.
Additional Information

Additional Information

The link below provides access to the new Sainsbury's UK Property Website which provides full details on all our Sainsbury's / Argos disposals.

Sainsbury's Property Disposals



Our services

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 - Cost Management
 - Development Agency & Consultancy
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 - Investment
 - Lease Consultancy
 - Neighbourly Matters
 - Project Management
 - Property Management
 - Rating
 - Strategic Land
 - Town Planning
 - Valuation
 - Viability/Affordable Housing
- Automotive & Roadside
 - Care & Retirement
 - Charities/Not-for-Profit
 - Data Centres
 - Education
 - Health & Animal Welfare
 - Industrial & Logistics
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 - Local Authority
 - Offices
 - Renewables
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 - Retail & Leisure
 - Transport & Infrastructure

For further details contact:

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