

TO LET - LARGE RETAIL STORE

DIDCOT - Former Wilko - Market Place, OX11 7LE

**Mason
Partners**



Location

The property occupies a busy, good, secondary position, situated adjacent to Iceland whilst close to a large surface shoppers car park which is accessed via a pedestrian walkway to the side of the premises.

Description

The premises are arranged over ground and first floors providing the following gross internal floor areas: -

Ground Floor	10,536 sq ft
First Floor	5,246 sq ft

Lease

The premises are available by way of an effective FRI lease for a term to be agreed. **A flexible lease may be available.**

Rent

£75,000 per annum exclusive.

Service Charge

£19,275.

Rateable Value

The property has a rateable value of £105,000. Interested parties must make their own enquiries.

Viewing

By prior appointment via Mike Smith of Mason Partners

E – mikesmith@masonpartners.com

T – 07774 211225

Money Laundering

Money Laundering Regulations require Mason Partners to conduct checks upon all parties in relation to relevant transactions be that lettings or sales of commercial premises. Prospective purchasers / tenants will need to provide proof of identity and residence.

Viewing

Mike Smith

07774 211225

mikesmith@masonpartners.com

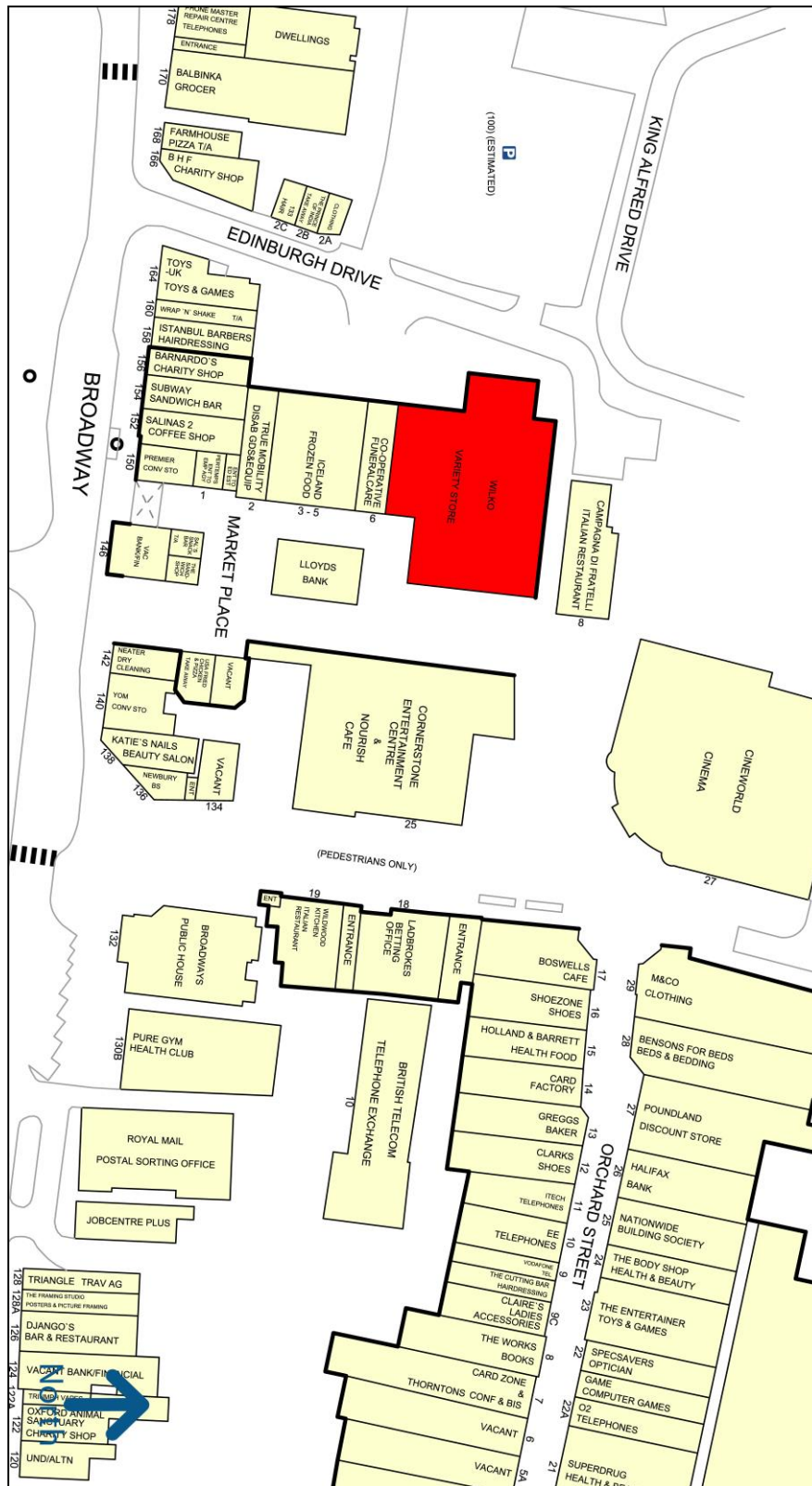
020 7495 1971

masonpartners.com

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Misrepresentation Act 1967 (condition under which particulars are issued). Messrs Mason Partners for themselves and the Vendors/Lessors of this property whose agents they are given notice that these particulars do not constitute any part of an offer or contract, that all statements contained in these particulars as to this property are made without responsibility and are not to be relied on as statements or representations of fact and that they do not make or give any representation or warranty whatsoever in relation to this property. Any intending purchaser/lessors must satisfy themselves by inspection or otherwise as to the correctness of each statement contained in these particulars.

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