



PORTSMOUTH
UNIT 49
CASCADES SHOPPING CENTRE

LOCATION

The Cascades is the predominant shopping centre in Portsmouth city centre, anchored by Primark, H&M and Next. Sports Direct have recently completed the lease on the former BHS and are scheduled to open in Winter 2020. On average the centre receives 9 million visitors annually and is serviced by in excess of 1,000 adjacent car parking spaces.

The subject unit is currently occupied by Fabric Land and is situated on Kingswell Path opposite Hemingway. Other retailers close by include Primark, TK Maxx, and Dorothy Perkins.

ACCOMMODATION

The premises are arranged over Ground and First Floor, comprising the following approximate floor areas:

Ground Floor	1,033sq ft	95.96 sq m
First Floor Ancillary	314 sq ft	29.17 sq m

TERMS

Available by way of a new lease for a term to be agreed.

RENTAL

Price upon application.

SERVICE CHARGE

The annual service charge is approximately £13,690 for the current year.

BUSINESS RATES ESTIMATE

Rateable Value 2020	£28,000
Rates Payable 2020/2021	£14,084

Up to 100% relief may be applicable to certain commercial properties, interested parties are advised to check with the local rating authority.

EPC

The property has a rating C. The certificate is available upon request.

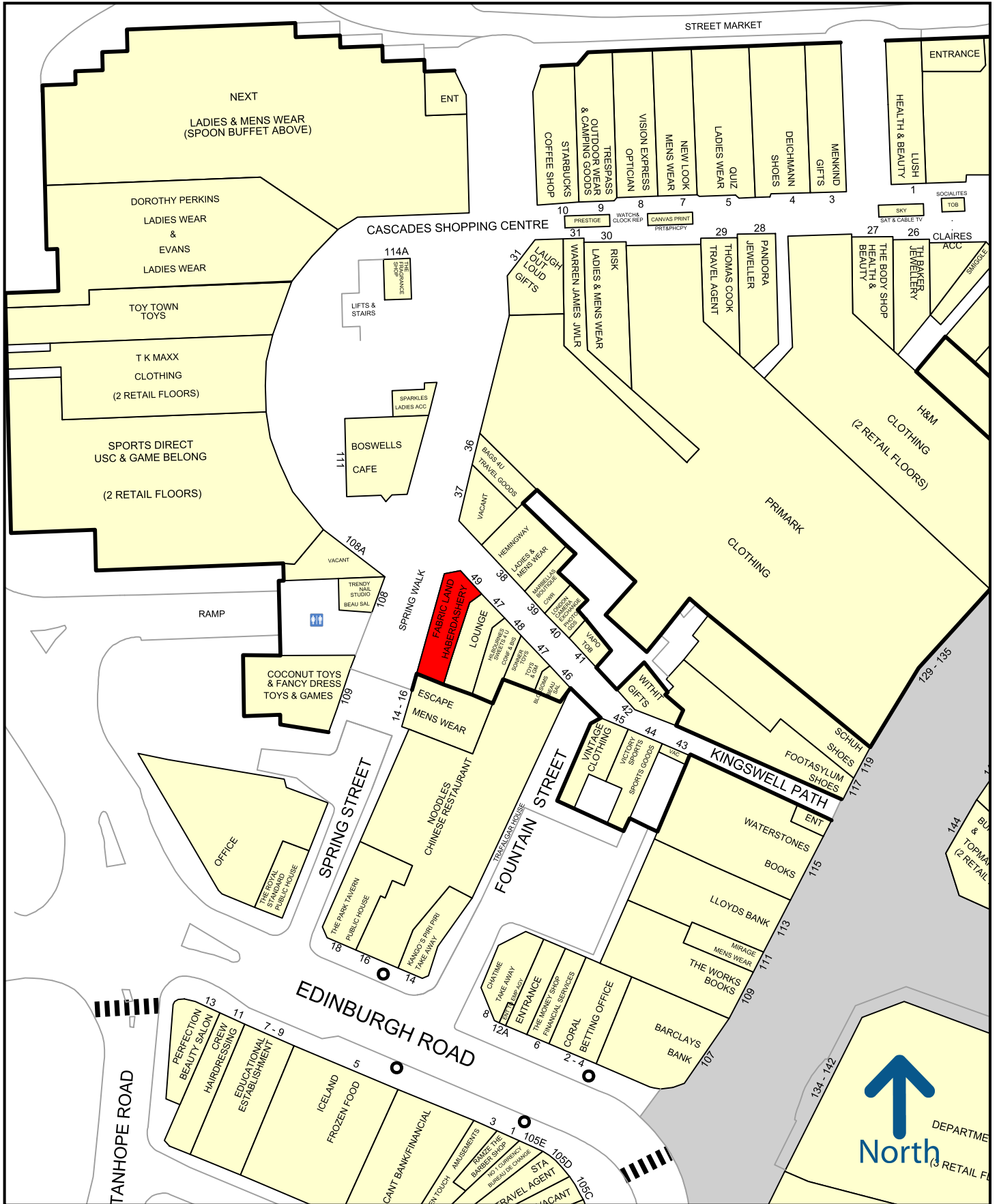
FURTHER INFORMATION

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50 metres

Experian Goad Plan Created: 01/07/2020
Created By: AS Retail Property Services Limited



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