



COVENTRY

Unit 9,
18 SHERBOURNE ARCADE

LOWER PRECINCT
SHOPPING CENTRE

LOCATION

The premises sit on the lower level of the shopping centre within the popular Sherbourne Arcade one of the main thoroughfares to one of the UK's leading indoor markets.

Occupiers in Sherbourne Arcade include **Home Bargains**, **5 Star Nails** and **Street UK**.

Other occupiers in the scheme include; **Next**, **H&M**, **New Look**, **Pandora**, **TJ Hughes**, **F Hinds**, **Clarks** and **The Entertainer**.

ACCOMMODATION

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

Ground Floor	595 sq ft	55.3 sq m
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TERMS

The premises are available by way of a short term or permanent lease.

RENTAL

£9,500 per annum exclusive.

SERVICE CHARGE

An annual service charge is approximately £3,849 for the current year.

BUSINESS RATES

Rateable Value 2019	£9,700.00
Rates Payable 2019/2020	£4,888.80

This property may be eligible for Retail Relief. Interested parties are advised to contact the local Valuation Office.

EPC

The property has an EPC Rating of B.

FURTHER INFORMATION

Andrew Shepherd

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Will Stone

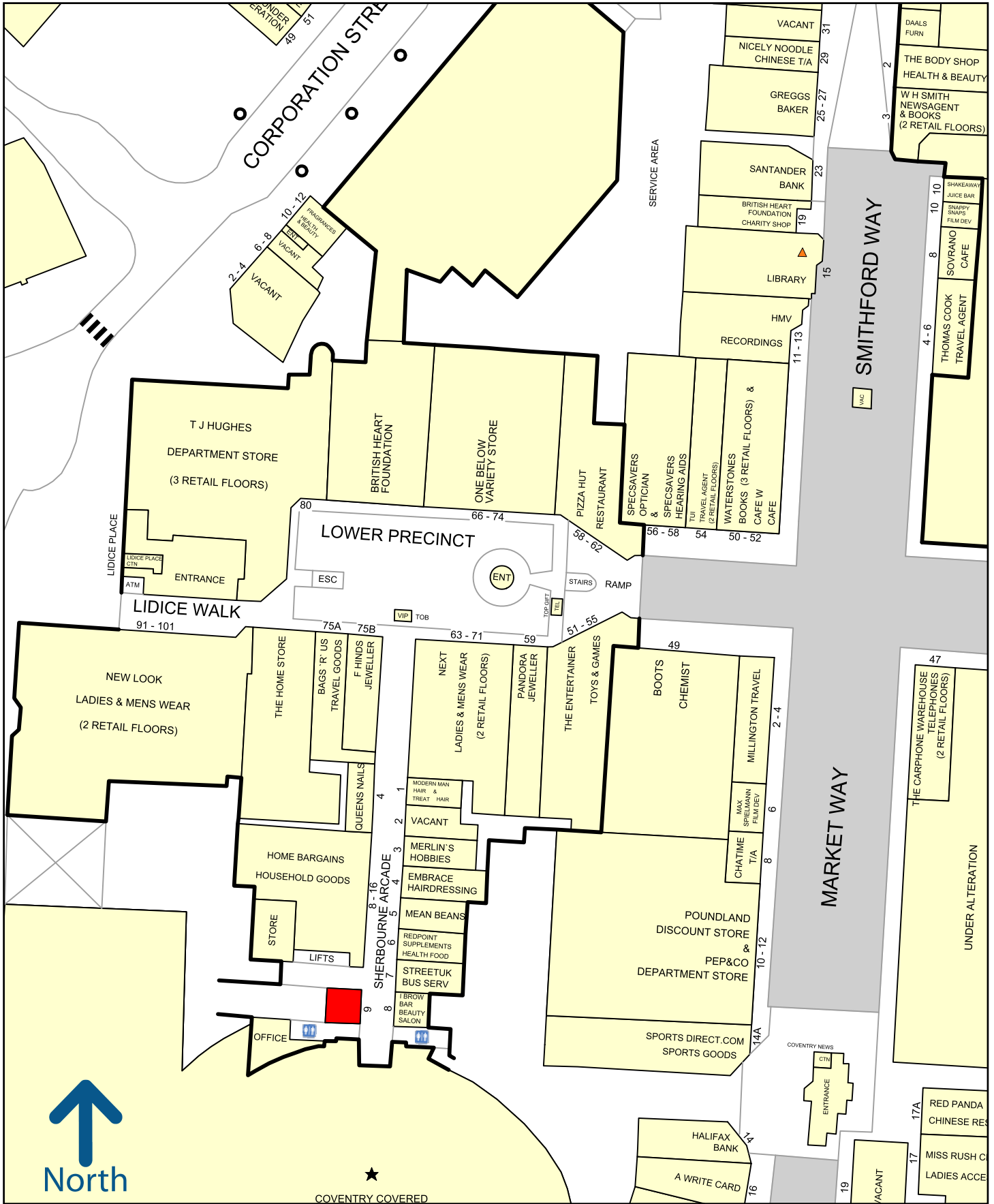
020 7287 2155

will@as-retail.co.uk

OR JOINT AGENTS

Wright Silverwood - 0121 454 4004

Space Retail - 0345 900 3900



50 metres

Experian Goad Plan Created: 05/12/2019
Created By: AS Retail Property Services Limited



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