

PRIME SHOP TO LET



DESCRIPTION & LOCATION

The Square Shopping Centre comprises over 150 units and totals in excess of 540,000 sq ft, being the destination for retail in the successful and lively Surrey town of Camberley. Occupiers include **Primark, TK Maxx, Boots, Sainsbury's and JD Sports** alongside a host of other national and independent retail and catering brands.

The subject unit sits on Grace Reynolds Walk by the High Street entrance to the scheme. Other occupiers close by are **Toni & Guy, Kokoro, Muffin Break, Holland & Barret, Vision Express, Card Factory** and **Waterstones**.

ACCOMMODATION

Arranged over Ground Floor only with ancillary and comprising the following approximate floor areas:

Internal Width	22 ft 3 ins	6.8 m
Shop Depth	67 ft 11 ins	20.7 m
Ground Floor Sales	1,783 sq ft	165.64 sq m
Ground Floor Ancillary	268 sq ft	24.9 sq m

FURTHER INFORMATION

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CAMBERLEY

1c GRACE REYNOLDS WALK THE SQUARE SHOPPING CENTRE

RECENTLY SIGNED
RITUALS, TOY TOWN,
BLACK SHEEP COFFEE & TRESPASS

TERMS

The property is available on a new effectively FRI lease for a term to be agreed.

RENTAL

On application.

SERVICE CHARGE

The service charge for the current budget year is approximately £24,989.

BUSINESS RATES

Rateable Value from April 2026	£38,250.00
Rates Payable 2026/2027	£14,611.50

This estimate of Rates Payable is based on qualifying Retail, Hospitality and Leisure occupation and does not factor in any transitional relief. Interested parties are advised to seek confirmation of these figures direct with the Local Rating Authority.

EPC

The unit has an EPC rating of C-69.

ANTI MONEY LAUNDERING (AML)

Interested parties may be subject to standard AML checks and may be required to provide certain information – further details on request.

JOINT AGENTS

Praxis
020 3924 0289

