



Hays Travel

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Country Life Pet Supplies

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F.A. Holland Funeralcare

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ASDA

INVESTMENT

INVESTMENT RETAIL – 36.89 - 41.92 SQ M (397 - 451 SQ FT)
18-20 Ash Lane, Littlehampton, West Sussex, BN16 3BZ

Rent | £15,000 PAX

DESCRIPTION

End of terrace two storey unit with ground floor retail and storage plus offices and staff areas at first floor. The premises benefits from car parking to the rear off Stonefields.

LOCATION

Rustington is a well established and popular shopping centre with a mixture of multiple and independent retailers, cafes, restaurants and banks. Rustington benefits from over 400 car spaces free for three hours. Nearby occupiers include Waitrose, Post Office, Costa, Iceland, Specsavers, Pampurred Pets, Loungers cafe bar - Establa.

ACCOMMODATION (GIA)??

The premises have the following approximate dimensins and areas.

Internal width 6.77m narrowing to 4.45m (22'.2" – 14'6").
Depth 7.91m (25'10").

	SQ FT	SQ M
Ground Floor Retail	452	41.92
First Floor Office	246	22.84
Kitchen	62	5.8

RENT

£15,000 PAX

TERMS

The premises are available by way of assignment of lease dated 11th November 2002 terminating November 2022.

RATES

We are advised that the premises have a current Rateable Value of £12,250.

VAT

VAT to be confirmed.

LEGAL COSTS

Each party to bear their own legal and professional fees.

EPC

An EPC is being prepared and will be available shortly.



VIEWINGS – 01903 229200

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18-20 ASH LANE, LITTLEHAMPTON, WEST SUSSEX, BN16 3BZ

Corner Retail Unit with Rear Dedicated Car Parking

02 June 2020



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