



Charming grade II listed freehold in prime position let to Tiger Retail Limited at £75,000 p.a.

Description

Key Information

- Attractive Grade II Listed Freehold Shop Investment
- Entirely let to Tiger Retail Limited
- Global brand
- Pedestrianised town centre location
- Well located opposite Primark and close to the Fremlin Walk Shopping Centre
- Reversion July 2022
- Current Rent Reserved £75,000 p.a.

Tenancy

The entire property is let to TIGER RETAIL LIMITED for a term of 10 years from 17th July 2012 at a current rent of £75,000 per annum (increased from £65,000 per annum at 2017 review). The lease contains full repairing and insuring covenants.

Description

This attractive property, which is Grade II listed, is arranged on basement, ground and two upper floors to provide a ground floor shop with further sales on part of the first floor. The remainder of the upper floors and basement provides staff and ancillary/storage accommodation.

The property provides the following accommodation and dimensions:

- Basement 52.50 sq m (565 sq ft)
- Ground Floor 233 sq m (2,507 sq ft)
- First Floor 191 sq m (2,055 sq ft)
- Second Floor 59 sq m (635 sq ft)
- Total 535.5 sq m (5,762 sq ft)

Location

Maidstone, the county town of Kent, is located about 40 miles southwest of Central London. The town enjoys excellent communications, being within 2 miles of junctions 6 and 7 of the M20 Motorway, which links to the M25, as well as having regular rail services to London. The property is located on the west

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side of Week Street, close to its junction with Earl Street and an entrance to the Fremlin Walk Shopping Centre. Occupiers close by include Primark (opposite), Halifax Bank (adjacent), Marks & Spencer, Co-op, Poundland, Ann Summers, Pandora, EE, WH Smith, The Carphone Warehouse, Côte Brasserie and Specsavers, amongst many others.