

To Let



Northampton

Unit 2E (Unit 62) Weston Favell Shopping Centre

Total Area: 5,362 sq ft / 498 sq m

£47,500 PAX

Subject to Vacant Possession

Location & Description:

- **Weston Favell Shopping Centre is situated off the A45 and A43 on the Eastern outskirts of Northampton and only 2 miles from the Town Centre and 3 miles from the M1.**
- **The centre is anchored by Tesco Extra with other multiple operators including Boots, Pure Gym, Peacocks, O2, Greggs, WH Smith and Card Factory.**

Demise:

Ground Floor 2,214 sq ft 205.7 sq m
Mezzanine 3,148 sq ft 292.5 sq m

Rent:

£47,500 per annum

Lease:

Subject to vacant possession new FRI lease for a term to be agreed.

Service Charge:

On-account service charge stands at approximately £34,558.

EPC:

Energy Performance Rating Assessment - D.

Legal and professional fees:

Each party to bear their own costs.

Rating Assessment:

Rateable Value (April 2023) - 39,750.

Date Prepared:

March 2024

Contact Us:

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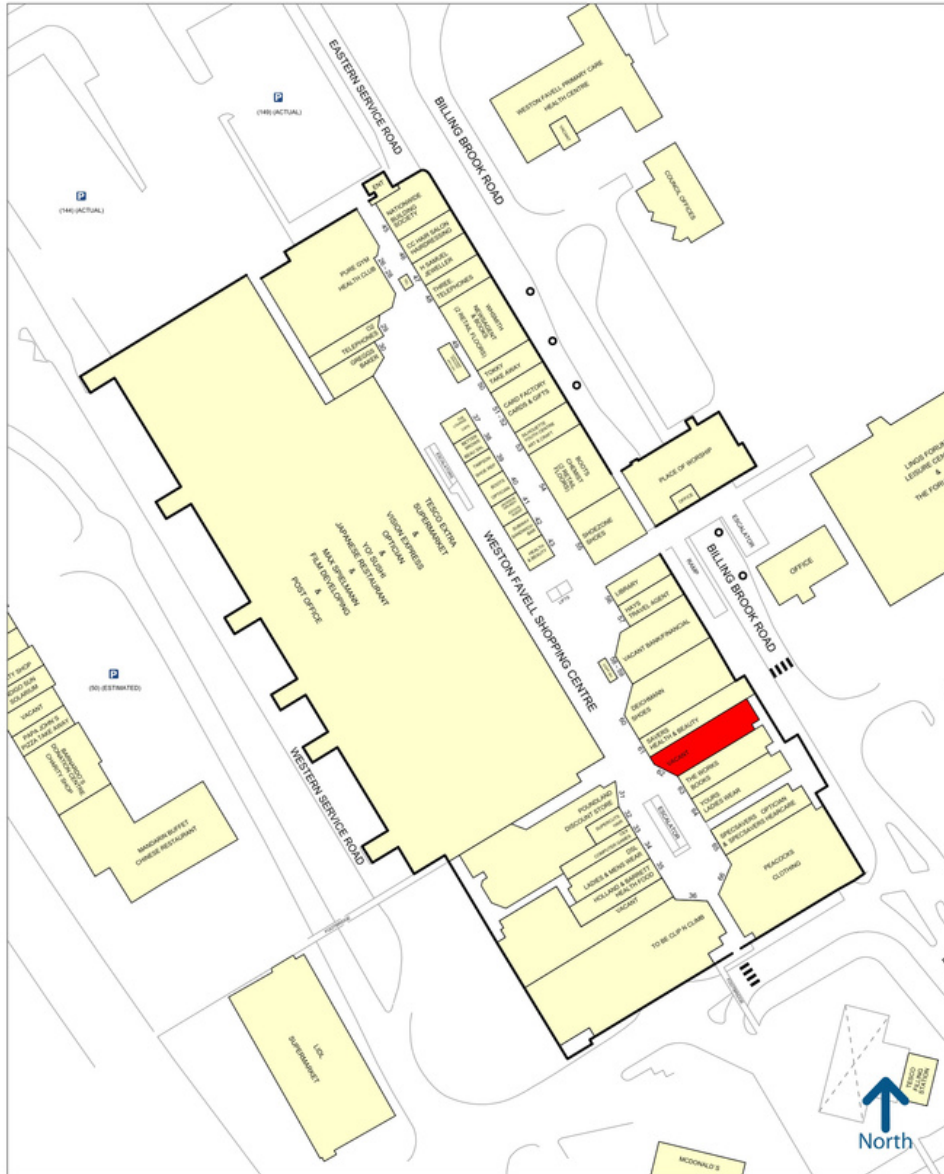
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Weston Favell



50 metres

Experian Goad Plan Created: 22/03/2024
Created By: Barker Proudlove Ltd



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