

To Let



Tamworth

Unit 46, Ankerside Shopping Centre

Ground Floor: 2,204 sq ft (204.8 sq m)

Rent on Application

Subject to Vacant Possession

Location & Description:

- Tamworth is a market town in Staffordshire with Ankerside Shopping Centre conveniently located in the heart of Tamworth's historic town centre overlooking the beautiful Grade 1 listed Tamworth Castle and its grounds.
- The centre offers a secure multi-storey car park with 700+ spaces.
- Subject unit is located on the ground floor with occupiers such as Select, Warren James and Clintons Cards nearby.

Demise:

Ground Floor 2,204 sq ft (204.8 sq m)
Ancillary 1,119 sq ft (103.9 sq m)

Rent:

Available upon request.

Lease:

A new eFRI lease for a term of years to be agreed.

Service Charge:

On-account service charge for the current year stands at approximately £22,094.

EPC:

Available upon request.

Legal and Professional Fees:

Each party to bear their own costs.

Rating Assessment:

Rateable Value (April 2023) - £32,250.

Date Prepared:

October 2025

MONEY LAUNDERING REGULATIONS In accordance with the Anti Money Laundering Regulations the Purchaser/Tenant will be required to provide two forms of identification and proof of the source of income.

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