

To Let



Tamworth

Unit 40B, Ankerside Shopping Centre

Ground Floor: 577 sq ft (53.6 sq m)
Rent on Application

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 Co-Op Travel, Vision Express and Vodafone nearby.**

Demise:

Ground Floor 577 sq ft (53.6 sq m)

Ancillary 174 sq ft (16.2 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 £5,936.

EPC:

Available upon request.

Legal and Professional Fees:

Each party to bear their own costs.

Rating Assessment:

Rateable Value (April 2023) - £16,250.

Date Prepared:

January 2026

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.

Contact Us:

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Tamworth (Unit 40B Ankerside)

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