

Fairacres Retail – Abingdon

Unit C, Fairacres Retail Park, Abingdon

OX14 1TP

▪ LOCATION

Fairacres Retail Park, located in Abingdon, is situated immediately off the A34, 5 miles south of Oxford, which forms part of an exciting vibrant Out of Town Retail Park, extending to 210,000 sq.ft. (19,509m²).

Abingdon sits in the Vale of White Horse as the district's largest settlement with a population of 48,500 persons.

On the Fairacres Retail Park there are retailers such as **Argos**, **Homebase**, **Pets at Home**, **B&M**, **Carpetright**, **Dreams** etc currently trade with **B&Q**, **Furniture Village** close by, and **Tesco Extra** on the opposite side of Marcham Road.

NB: The owners of the Fairacres Retail Park have obtained a planning consent for a second phase.

▪ ACCOMMODATION

The remaining unit is to consist of:-

- Ground floor 14,419 sq.ft. (1,339.5m²)
- Mezzanine 9,587 sq.ft. (890.6m²)

▪ TERM

The premises are held on lease to Anglian Co-operative (now Central England Co-operative) expiring March quarter day 2022, at a rental of £403,530 per annum, the next rent review being March quarter day 2017.

- PROPOSAL

Offers invited.

- PLANNING

Open A1

- RATING

- Rateable Value £206,000
- Rate in the £ 2016/2017 49.7p

This information is for guidance purposes only. Interested parties are advised to make their own rating enquiries.

- TIMING

Immediate.

- LEGAL COSTS

Each party to be responsible for their own legal costs incurred in the transaction.

- VIEWING

Strictly by appointment as this disposal is CONFIDENTIAL – Staff are unaware

All transactions stated are exclusive of VAT

SUBJECT TO CONTRACT

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