

For Lease

Retail Property (High Street)



67 Crown Way

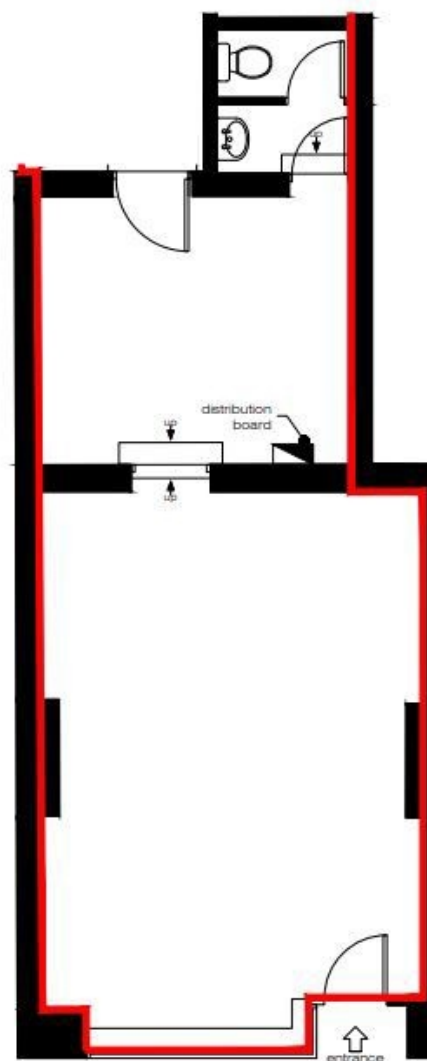
Lillington, Leamington Spa CV32 7SH

BROMWICH
HARDY
024 7630 8900
www.bromwichhardy.com

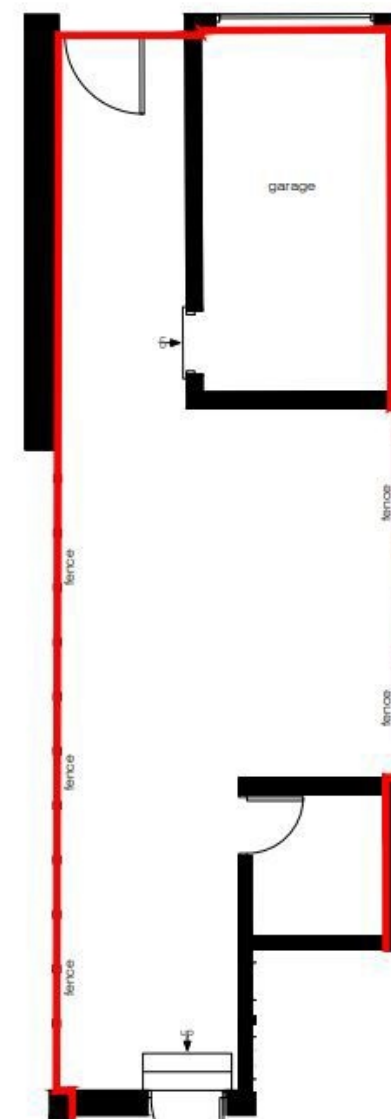
750 Sq Ft
£7,500 Per Annum

Key Features

- Busy retail location
- Good access from the front and rear
- Suitable for a variety of retail uses
- Includes external garage
- Less than a 5 minute drive from Leamington town centre
- Immediately available
- Currently Under Refurbishment



Ground Floor



External Area & Garage

67 Crown Way, Lillington, Leamington Spa, CV32 7SH



Location

67 Crown Way is located in Lillington's busy retail centre, surrounded by various shops and cafes. The shop is short distance from Leamington town centre and railway station and has excellent access to Coventry and Warwick. The A46 and M40 motorway are both close by.

Description

The property comprises a ground floor lock up shop with storage areas to the rear and an external garage as well as a WC. The shop is accessible via the front, where there is an ample parking area for customers, or to the rear.

Accommodation

Area	Sq Ft	Sq M
Retail	464	43.11
Middle Room	252	23.41
Store	38	3.53
Garage	135	12.54
Total	750	69.68

Tenure

Available by way of a new lease on terms to be agreed.

EPC

D76

VAT

VAT is not applicable to the rent.

67 Crown Way, Lillington, Leamington Spa, CV32 7SH

With over 250 years
of combined
experience, trust
Bromwich Hardy to
safeguard your
commercial property.



Service Charge

There is no service charge.

Legal Costs

The in-going tenant will be responsible for the landlords reasonable legal costs in the preparation of the lease.

Viewing

Strictly by appointment with the agent Bromwich Hardy.



David Penn

Contact us with any queries about the property or to book a viewing

02476 308 900

07771 774 640

david.penn@bromwichhardy.com



Charlie Glover

Contact us with any queries about the property or to book a viewing

024 7630 8900

charlie.glover@bromwichhardy.com



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