

Proposed Retail Centre

Units Available from 1,250 sqft to 16,750 sqft



Whiteheads, Mendalgief Road
Newport, NP20 2NW



Location

The proposed development is situated on Mendalgief Road close to its junction with Cardiff Road approximately 1 mile to the west of Newport City Centre.

Approximately 300 metres to the north is the Royal Gwent Hospital which provides a comprehensive range of hospital services, with circa 774 beds and more than 3,400 staff.

The subject site forms part of a major housing development covering an area of 39 acres being undertaken by Tirion Homes and Lovell Homes which will create 528 new houses.

The retail site is located with frontage to Mendalgief Road to the north eastern boundary of the overall development. It is therefore ideally situated to benefit from passing trade to the surrounding area.

Description

The proposed development will comprise a purpose built retail scheme totalling 16,750 sqft together with 64 car parking spaces on a site of 1.715 acres. Units are available from 1,250 sqft.

The units will be finished to a shell specification, a copy of the specification will be available on request.

Accommodation

Unit	Imperial	Metric
Unit 1	1,250 sqft	116 sqm
Unit 2	1,250 sqft	116 sqm
Unit 3	1,250 sqft	116 sqm
Unit 4	4,500 sqft	418 sqm
Unit 5	2,500 sqft	232 sqm
Unit 6	6,000 sqft	557 sqm
Total	16,750 sqft	1,556 sqft

Tenure

The units will be available by way of new full repairing and insuring leases on terms to be agreed.

Rates

The units are to be assessed following completion of the development.

Service Charge

To be confirmed.

Energy Performance Certificate

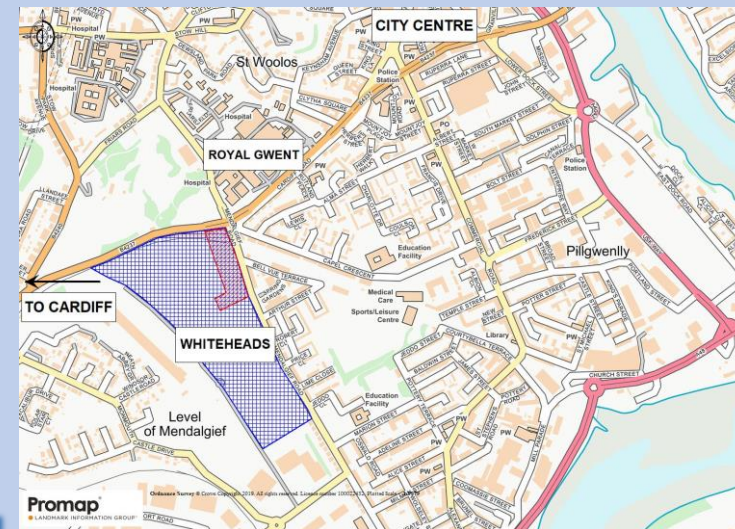
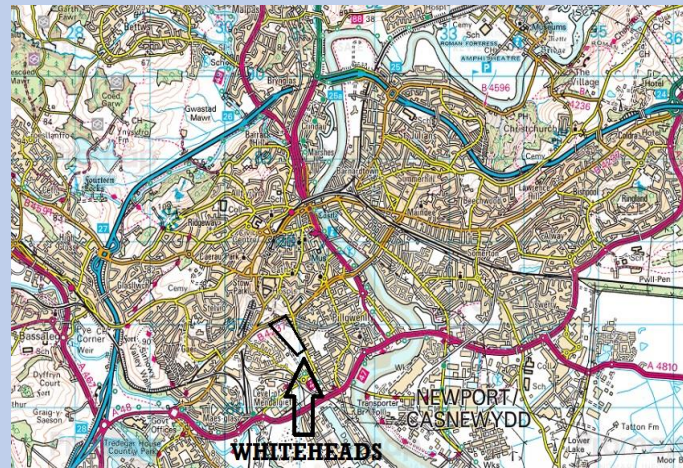
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Costs

Each party is to bear their own legal and professional costs incurred in the transaction.

VAT

All figures quoted are exclusive of V.A.T. where applicable.



Further Information

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