



UNIT 100/101 GLOUCESTER GREEN, OXFORD

- Total retail catchment of approximately 905,000 people.
- Popular market operates in the square on Wednesday, Thursday, Friday & Saturday.
- Square is anchored by Odeon, occupiers within the scheme include Caffè Nero, Shin Japanese Restaurant and Sweet Shop .

RESTURANT UNIT TO LET

TERMS

New effectively full repairing and insuring lease for a term to be agreed, subject to 5 yearly upwards only rent reviews.

RENT

On application.

FLOOR AREAS SQ FT / SQ M

Ground Floor: 2,034 / 188.96

PLANNING

We understand the property benefits from A3 (restaurants & café) planning consent.

EPC

Available on request.

RATEABLE VALUE

£69,000.

(2023 Assessment)

SERVICE CHARGE

The service charge for 2019/20 is approximately £6,020 per annum.

SUBJECT TO CONTRACT

SUBJECT TO VACANT POSSESSION

IMPORTANT NOTICE Jackson Criss, their clients and any joint agents give notice that 1 They are not authorised to make or give any representations or warranties in relation to the property either here or elsewhere, either on their own behalf or on behalf of their client or otherwise They assume no responsibility for any statement that may be made in these particulars These particulars do not form part of any offer or contract and must not be relied upon as statements or representations of fact 2 Any areas, measurements or distances are approximate The text, photographs and plans are for guidance only and are not necessarily comprehensive It should not be assumed that the property has all necessary planning, building regulation or other consents and Jackson Criss have not tested any services, equipment or facilities Purchasers must satisfy themselves by inspection or otherwise.



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RESTURANT UNIT TO LET

Money Laundering Regulations
Under new Anti Money Laundering legislations Jackson Criss are obliged to verify the identity of proposed purchasers / tenants once a sale / letting has been agreed. An AML form will need to be completed by proposed purchasers / tenants once Heads of Terms have been agreed.



CAFFÈ
NERO

ODEON
FANATICAL ABOUT FILM

**JACKSON
CRISS**

VIEWING

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