

# To Let



## Tamworth

Unit 37A, Ankerside Shopping Centre

677 sq ft (62.9 sq m)

Rent on Application

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**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 Poundland, Bodycare and Three nearby.**

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**Demise:**

Ground Floor 677 sq ft (62.9 sq m)  
Ancillary 473 sq ft (44 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 £13,851.

**EPC:**

Available upon request.

**Legal and Professional Fees:**

Each party to bear their own costs.

**Rating Assessment:**

Rateable Value (April 2023) - £20,500.

**Date Prepared:**

January 2025

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Tamworth



50 metres



Experian Goad Plan Created: 24/01/2025  
Created By: Barker Proudlove Ltd



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