Todd INDEPENDENT ESTATE AGENTS

REFUSE Hartridge

ESTATE AGENTS . VALUERS . LETTING AGENTS



191 LONDON ROAD, NORTH END, PORTSMOUTH PO2 9AH
TEL. PORTSMOUTH (023) 9266 3366 - 4 LINES FAX NO. (023) 9261 1888 www.toddandhartridge.co.uk

Our Ref: Folio 101

3rd February 2010

KFH
180 King Street
Hammersmith
London
W6 0RA

Dear Sirs

Re: **Shop Premises @ 9 Stone Square, Havant, Hants, PO9 2DZ**

We write to confirm that this firm received the instruction from Mr Patel to commence the marketing of the above commercial property on the 1st May 2009, which we are continuing to do.

Our To Let flag was erected at the property on the 5th May 2009.

The property was advertised in the local newspaper fortnightly from the 20th May 2009 for a 3 week period. We stopped advertising in the newspaper from this date as all our enquiries came through via the internet. Unfortunately we do not hold copies of newspaper adverts.

On the 1st June 2009 the property went live on the property website 'Rightmove', as well as our own company site and is still being advertised to date.

We hope this is suitable for your requirements, however should you need any further information, please do not hesitate to contact us.

Yours faithfully,

J. E. PULLINGER FNAEA
Todd and Hartridge

SHOP PREMISES REPORT

MR HARNISH PATEL

9 STONE SQUARE

HAVANT

HANTS

PO9 2DZ

* PROPERTY DETAILS *

Todd & Hartridge

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FOLIO 101

COMMERCIAL PROPERTY
A1 RETAIL

RENT: £15 000 P.A

THE PREMISES ARE LOCATED WITHIN A DENSELY POPULATED AREA OF HAVANT AND BENEFITS FROM GOOD TRANSPORT LINKS. THE SHOP UNIT FORMS PART OF A BUSY COMMUNITY PARADE COMPRISING A TAKE AWAY AND CONVENIENT STORE.





RENT

£15 000 per annum. Payable quarterly in advance.

ACCOMODATION

The property is open plan with two rear storage rooms and w.c.

TERMS

A new full repairing and insuring lease is available for a term to be agreed.

USE

A1 Retail

LEGAL COSTS

To be agreed.

RATES

The Valuation Agency website indicates that as of the 1st April 2005 the premises have a rateable value of 2,800. All interested parties are requested to verify this information.

ENERGY PERFORMANCE CERTIFICATE

An Energy Performance Certificate will be made available to the successful applicant as soon as is practicable.

VIEWINGS

By appointment with Todd & Hartridge

The National Approved LETTING SCHEME
NAEA
ACCREDITED elmhurst ENERGY ASSESSOR
O-E-A
PPA

Todd & Hartridge

The Independent Estate Agents



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Your selected property

Reference No. folio 101





Floor plan:	A floor plan is not available for this property
Location:	Havant
Price:	£1,250
No of bedrooms:	1
Description:	THE PREMISES ARE LOCATED WITHIN A DENSELY POPULATED AREA OF HAVANT AND BENEFIT FROM GOOD TRANSPORT LINKS. THE SHOP UNIT FORMS PART OF A BUSY COMMUNITY PARADE COMPRISING A TAKE AWAY AND CONVENIENT STORE
Features:	* THE PROPERTY IS OPEN PLAN WITH TWO REAR STORAGE ROOMS AND W.C.
EPC Graph:	

new search

Contact Us

Todd & Hartridge
191 London Road
North End, Portsmouth
PO2 9AH.



Telephone: 023 9266 3366
Fax: 023 9261 1888

PPA
NAEA
OEA Ombudsman www.oea.co.uk
rightmove.co.uk

* Rightmove Advert *

Agent Details

Todd & Hartridge, Portsmouth
191 London Road, North End, Portsmouth, PO2 9AH
0843 314 0596
About Agent

£15,000 PA | **3 bedrooms** | **Commercial Property**

Stone Square, Havant, PO9

previous picture (1 of 3) next picture



Picture 1



Picture 1



Picture 2



Picture 3

- A1 (retail)
- New full repairing and insuring lease
- Term of lease to be agreed
- Rent payable quarterly

These premises are located within a densly populated area of Havant and benefits from good transport links. The shop unit forms part of a busy community parade comprising a take-away and convenient store.

The property is open plan with two rear storage rooms and w/c

If you have other questions about this property, please telephone **02392 663366**

Disclaimer
Property reference Folio101. The information displayed about this property comprises a property advertisement. Rightmove.co.uk makes no warranty as to the accuracy or completeness of the advertisement or any linked or associated information, and Rightmove has no control over the content. This property advertisement does not constitute property particulars. The information is provided and maintained by **Todd & Hartridge, Portsmouth**. Please contact the selling agent or developer directly to obtain any information which may be available under the terms of The Energy Performance of Buildings (Certificates and Inspections) (England and Wales) Regulations 2007 and The Home Information Pack Regulations 2007.

There were some problems encountered:

- Please select at least one property to use in the market report.

Best Price Guide

Sort by: price↓ bedrooms

0 Furnished/Unfurnished/Part-furnished, Commercial, properties within 10.0 miles of **PO9 2DZ** with a minimum of 1 bedrooms marketed by all agents on Rightmove from **01-01-2009** until **05-02-2010**

previous next

back to criteria

rightmove.co.uk

Todd & Hartridge advertise on Rightmove.co.uk, the UK's number one property website. More than 4.9 million home hunters view over 444 million page views per month on Rightmove. Over 20,000 members advertise over 1,120,000 properties for sale or rent in the UK and Overseas.



£15,000 PA

3 bedrooms| Commercial Property
Stone Square, Havant, PO9

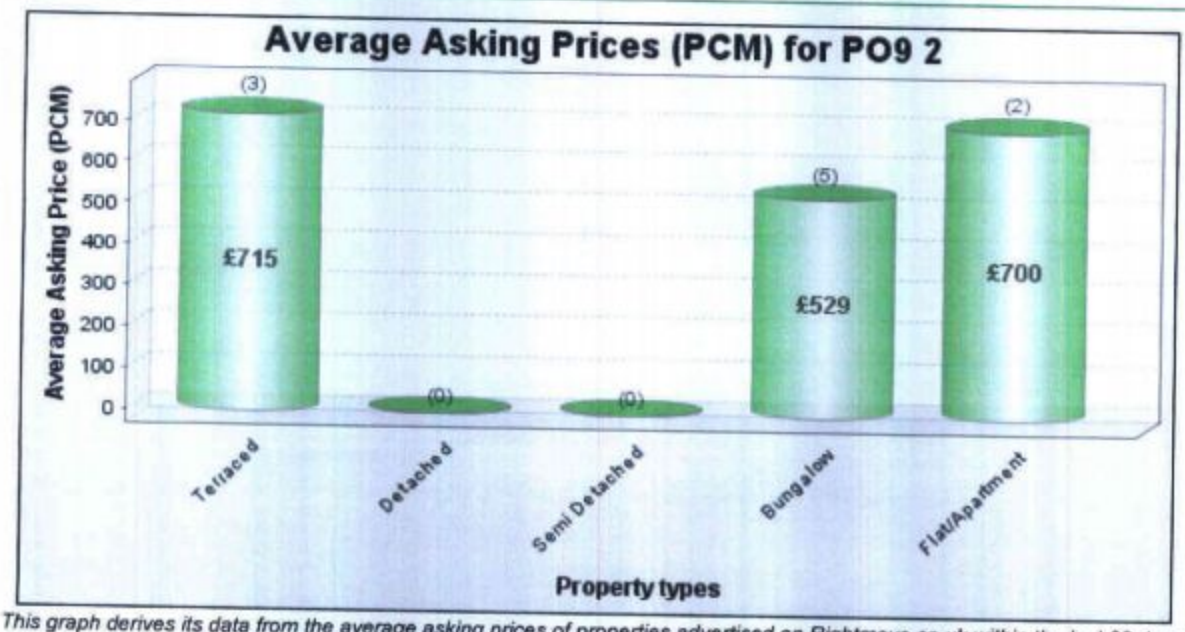
To let

Marketed from: 01-06-2009

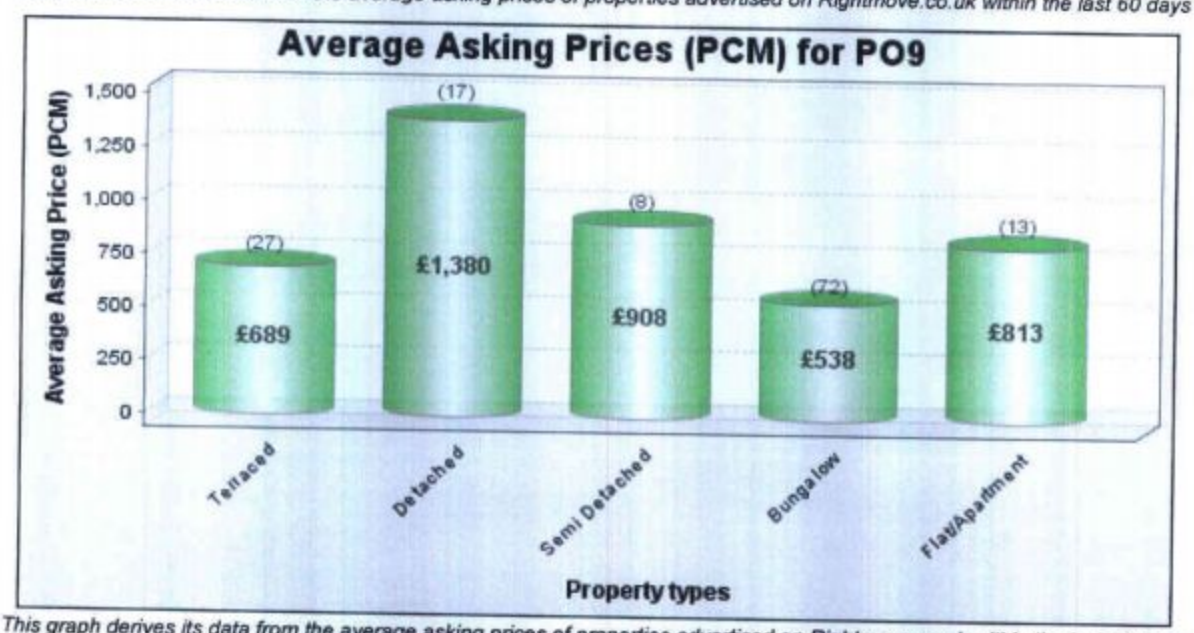
These premises are located within a densly populated area of Havant and benefits from good transport links. The shop unit forms part of a busy community parade comprising a take-away and convenient store.

Extra pictures and map available

Marketed by Todd & Hartridge, Portsmouth. Telephone 0843 314 0596 (BT 4p/min).



This graph derives its data from the average asking prices of properties advertised on Rightmove.co.uk within the last 60 days



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rightmove.co.uk

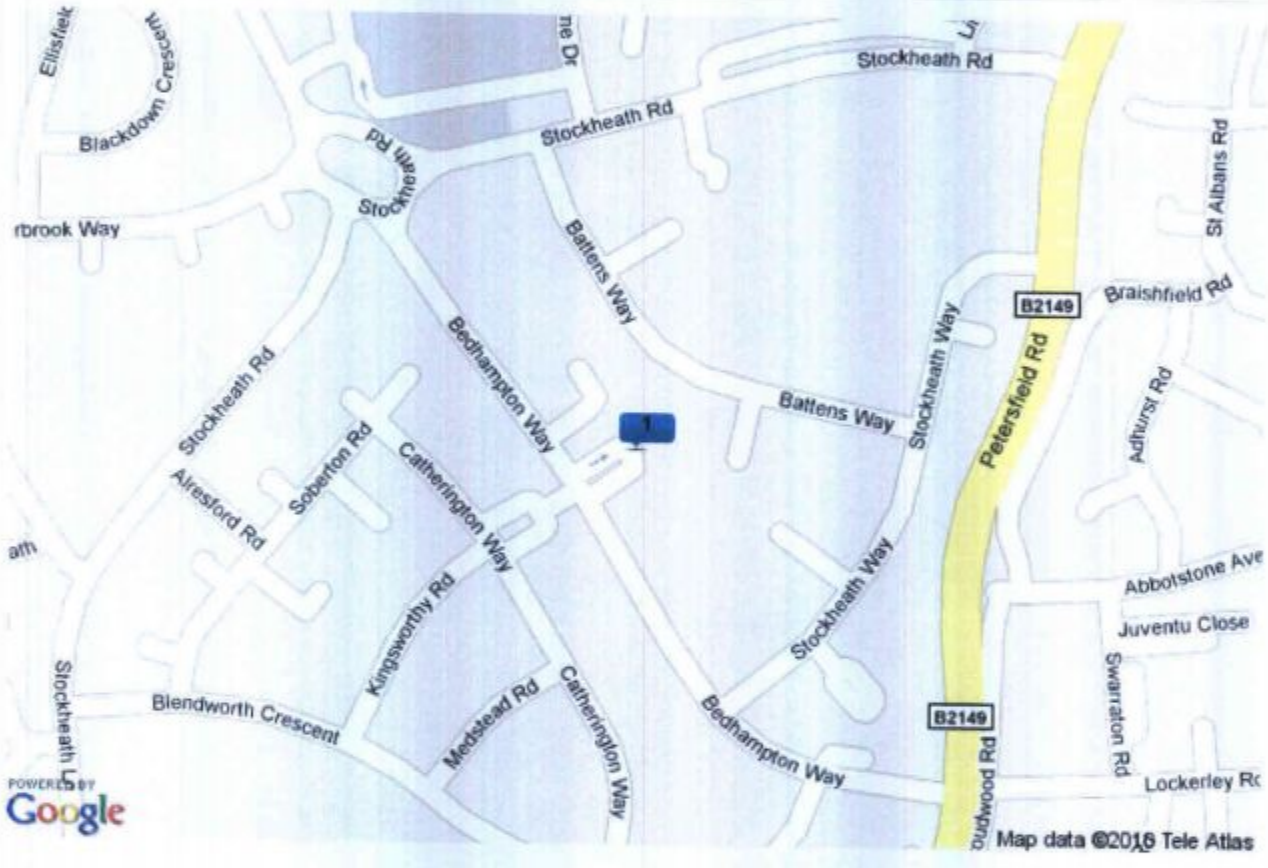
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Best Price Guide - local property marketed by Agents and Developers on Rightmove.co.uk

Todd & Hartridge, Portsmouth
191 London Road, North End, Portsmouth, PO2 9AH
Telephone: 0843 314 0596 **Fax:** 02392 611888
Email: enquiries@toddandhartridge.co.uk **Date: 04-02-2010**

This report shows a selection of property in **PO9 2DZ** marketed by all agents on Rightmove from **01-05-2009** until **05-02-2010**

If you have any questions please contact Todd & Hartridge, Portsmouth on 02392 663366



The icons indicate the centre of the postcode and not necessarily the exact location

CALL LOGS

RE; 9 STONE SQUARE, HAVANT, PO9 2DZ

8.5.09 Steve (07785 933564) called to enquire about shop premises for use as a salon.
Passed Mr Patels contact number to him for further details.

3.6.09 A lady called to enquire about shop premises and leasehold details.
Passed Mr Patels contact number to her for further details.

11.6.09 A lady called to enquire about shop premises for use as a salon.
Passed Mr Patels contact number to her for further details.

17.6.09 Mr Anthony Lamb (07717 885639) called about shop for use as dentistry.
e.mailed details to Anthonyltm@yahoo.com

7.9.09 Mrs Lamb (02392 480742) called to enquire about shop premises.
Passed Mr Patels contact number to him for further details.

9.9.09 Kevin called to enquire about shop premises.
He looked at this premises a couple of years ago and was not appropriate.

29.10.09 Lily Funeral Directors called to enquire about shop premises.
Passed Mr Patels contact number to them for further details.

18.11.09 Telephone enquiry regarding shop premises price and leasehold details.
No further information required