



WEAVERS WHARF

# TO LET RETAIL UNITS

Occupiers include:



M&S NEXT



GREGGS cardfactory

Kidderminster DY10 1AA



**LCP.**  
part of MCore

01384  
400123

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# WEAVERS WHARF

**M Weavers Wharf** is an edge of centre hybrid scheme, offering an alternative prime pitch for the town, and a pedestrian link to the high street and the adjacent Tesco Superstore. There are approximately 420 on site customer car spaces plus 546 on the adjoining Tesco's site.

Premier Inn is also on the site. This hotel is in a Grade II-listed former weaving mill.

- Heavy footfall retail park
- Positive mix of uses
- Well maintained centre
- Local bus routes nearby
- 1.2 miles from Kiddeminster train station
- Car parking to the front of the units

## Existing Occupiers

Caffè Nero, Greggs, KFC, B&M, Clintons, Savers, New Look, TK Maxx, Holland & Barrett, truGym, JD Sports, Boots, Sports Direct, Next, Marks & Spencer, Pizza Hut, McDonald's, Birmingham Metropolitan College, Costa Coffee, Card Factory, Grape Tree, TH Baker and Premier Inn.





# WEAVERS WHARF



## Available units

16 Vicar St	sq.ft	sq.m
Ground Floor	1,644	152
First Floor		
		POA
SERVICE CHARGE		£6,072.63
RATEABLE VALUE		£34,250

**UNDER OFFER**

UNIT 11	sq.ft	sq.m
First Floor	14,456	1,343
RENT		£75,000
SERVICE CHARGE		£19,566
RATEABLE VALUE		£78,500

Pump House	sq.ft	sq.m
Ground Floor		
		POA
SERVICE CHARGE		£8,501
RATEABLE VALUE		£71,500

**UNDER OFFER**

## Service Charge & Insurance

There is a service charge arrangement in place. The Landlord will insure the premises the premiums to be recovered from the tenant.

## Services

All mains services are available.

## EPC

A copy of the Energy Performance Certificate is available upon request.

## Legal Costs

Each party is responsible for their own legal costs in connection with the granting of a lease.





# WEAVERS WHARF



**325,000 sq.ft**  
(30,193 sq.m)



**420**

Parking spaces plus 546 on the adjoining Tesco's site



**79k** Catchment Population  
within a 10 minute drive time

**460k** Catchment Population  
within a 30 minute drive time



Sat Nav

**DY10 1AA**



### Key

- 1 Tesco Extra
- 2 Kidderminster town centre
- 3 Crossley Retail Park
- 4 Sainsbury's
- 5 Morrisons
- 6 Bus Station

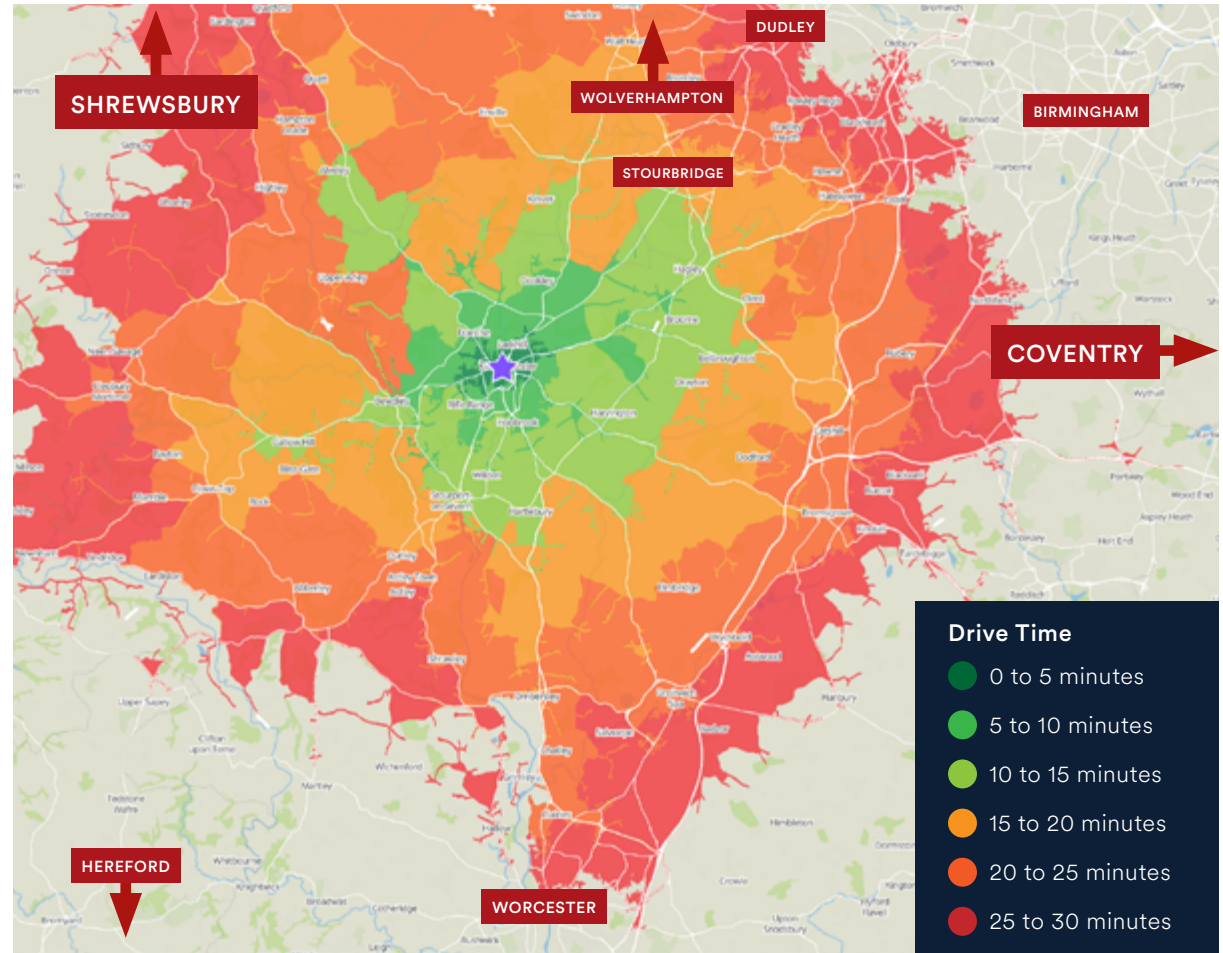


# M WEAVERS WHARF

## Location

Kidderminster is a popular market town located approximately 15 miles northwest of Worcester City Centre and 17 miles southwest of Birmingham City Centre. Supporting a population of approximately 55,000, **M Weavers Wharf** provides a strong retail and food & beverage offering.

Being centrally located, vehicular access is good in this location, with ample parking facilities for customers opposite, and easy access for delivery drivers / riders, providing access to the main ring road and residential areas beyond.



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**Viewing:**  
Strictly via prior appointment with the appointed agents:

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part of M Core

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\*Potential occupiers to make own enquiries to clarify accuracy of data.