

WOKINGHAM TOWN HALL – UNIT 3 – SUBJECT TO CONTRACT.

The requirements for the prospective tenant to let the above unit are below.
We require all offers to be before Friday 9th May 2008 at 12:00 Noon.

- A new Full Repairing & Insuring Lease for a term to be agreed, which should be a minimum of 3 years.
- The lease is to be excluded from the Landlord & Tenant Act 1954.
- Rent Reviews 3 yearly.
- Rent of £12,500 per annum exclusive
- Service charge of £1,500 per annum to be reviewed annually indexed link.
- Tenant responsible for business rates.
- A sole name on the lease.
- 3 month rent deposit paid on completion.
- Bank, trade, landlord and accountants references to be collected before lease granted.
- Confirmation on trading history and to provide us with as many years audited accounts as possible.
- Confirmation on the business use.
- Any further information you think may be relevant.