RETAIL UNIT WULFRUN www.thewulfrunshoppingcentre.co.uk

24,407 sq.ft (2,267 sq.m)

- Prominent location
- Onsite shopper car park
- Anchored by Primark and Iceland
- Average weekly footfall of 225,000 visitors



UNIT 74/78, Wulfrun Shopping Centre, Wolverhampton, West Midlands WV1 3HH







UNIT 74/78, Wulfrun Shopping Centre, Wolverhampton, West Midlands WV1 3HH

LOCATION - WV1 3HH

The Wulfrun Centre is located in Wolverhampton City Centre forming a covered link between the pedestrianised Dudley Street and the Mander Shopping Centre. Onsite NCP multi-storey car park with 570 spaces. The train station and bus and metro stops are all within walking distance.

Andrew Control of the Control of the

SERVICE CHARGE & INSURANCE

This unit participates in a service charge scheme. The Landlord will insure the premises the premiums to be recovered from the tenant.

SERVICES

All mains services are available.

ENERGY PERFORMANCE

Further information available upon request.

PLANNING

It is the ingoing tenant's responsibility to verify that their intended use is acceptable to the Local Planning Authority.

LEGAL COSTS

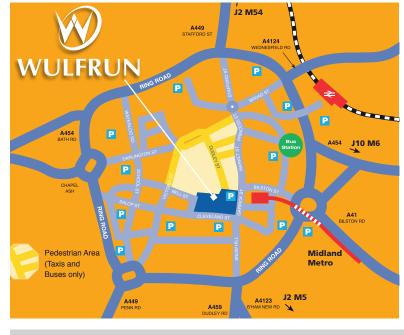
Each party is responsible for their own legal costs in connection with the granting of a lease.

DESCRIPTIONThe subject premises comprise ground floor only. The unit is situated opposite Card Factory, whilst in close proximity to Peacocks, Greggs and Poundland.

AREAS (approx. NIA)

	Sq.ft	Sq.m
Floor Sales	24,407	2,267

The property is elected for VAT.





VIEWING

Strictly via prior appointment with the appointed agents:



Oliver Marshall

M: 0788 778 7885 E: oliver@fhp.co.uk

Doug Tweddie

M: 0788 778 7892 E: doug@fhp.co.uk



0121 400 0407

www.creative-retail.co.uk

Scott Robertson

M: 0783 185 6733

E: scott@creative-retail.co.uk

Ed Purcell

M: 0779 380 8974

F: ed@creative-retail.co.uk



Wulfrun Management Office

MISREPSENTATION ACT. 1967 London & Cambridge Properties Limited (Company Number 02895002) the registered office of which is at LCP House, Pensnett Estate, Kingswinford, West Midlands DY6 7NA its subsidiaries (as defined in section 736 of the Companies Act 1985) associated companies and employees ("we") give no notice that: Whilst these particulars are believed to be correct no guarantee or warranty is given, or implied therein, nor do they form any part of a contract. [We do our best to ensure all information in initial brochure is accurate in fine matching in the correct not guarantee or complete. We accept no liability or any loss or damage caused by inaccurate information in this brochure gives a large amount of [statistical] information and there will inevitably be errors in it]. Intending purchasers or tenants should not rely on the particulars in this brochure is accurate in formation or or herwise as to the correctness of each of them. We provide this brochure free of charge and on the basis of no liability for the information given. In no event hall we be liable to you for any direct or indirect or consequential Disposal purchasers or consequential Disposal purchasers or consequential Disposal purchasers or tenants should not rely on the particulars in this brochure free of charge and on the basis of no liability for the information given. In order that the consequence is a consequence of the information contained herein. All terms implied by a war excluded to the full cause in the property of the purchasers of the purchasers

