



BELVOIR SHOPPING CENTRE

Belvoir Shopping Centre, Coalville, LE67 3XA

LOCATION

The **Belvoir Shopping Centre** is located in the expanding town of **Coalville** in the district of **North West Leicestershire** with a growing population of more than 35,000 people. The Belvoir Centre is located in the centre of the town with excellent road and transport links and easy access to the M42 and M1 Motorways. The Belvoir Shopping Centre offers a mix of quality high street, national and independent retailers to meet all your shopping needs.

The Belvoir Centre benefits from approximately 757 parking spaces.

Occupiers within the shopping centre include **Costa, Iceland, Boots, Puregym, Greggs, Card Factory, Specsavers, Birds Bakery, Home Bargains, Nationwide Building Society, Papa Johns Pizza, CEX, The Fruit Basket** and **Argos**.

ACCOMMODATION

The properties comprise of the following approximate internal floor areas:

sq.m	sq.ft
28 - 2,787	300 - 30,000

TENURE

Opportunities available on a leasehold basis for a term to be agreed.

RENT £POA

For further information or
to arrange a viewing please
contact **BOX Property**

Frankie Labbate
frankie@boxprop.co.uk
07930 406 727

Ben Tebbutt
ben@boxprop.co.uk
07930 406 608

boxprop.co.uk
01157 844 777
office@boxprop.co.uk

Park Lodge, Bridgford Road, West Bridgford, Nottingham NG2 6AT



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BUSINESS RATES

The Tenant will be responsible for the payment of business rates to the Local Authority.

SERVICE CHARGE

The service charge for the current financial year is available upon request.

INSURANCE

The insurance charge for the current financial year is available upon request.

ENERGY PERFORMANCE CERTIFICATE

Available upon request.

LEGAL COSTS

Each party is to be responsible for its own legal costs incurred in connection with this letting.

PLANNING

We understand the properties benefit from planning consent for the following uses:

Class E (Commercial, Business and Services use)

(This information is given for guidance purposes only and prospective parties are advised to make their own enquiries of the local authority).

VAT

All sums quoted exclusive of VAT if applicable.

VIEWING

Viewing is available by appointment with the sole agents.

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