

WORKSHOP TO LET

Unit 5, Blackwell Business Park, Shipston-on-Stour, CV36 4PE



Subject to Contract

April 2026

Viewing via agents: **BANKIER SLOAN**

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Accommodation: We have instructions to market this 1,200 sq ft ground floor workshop, located at this well established business location. The unit has an additional 600 sq ft mezzanine for storage purposes. Blackwell Business Park is situated close to Shipston-on-Stour, with good parking and easy access to The Fosseway.

Tenure: The premises are available on a new lease, at a rent of £15,000 per annum.

Service Charge: The ingoing tenant will be expected to contribute towards an annual service charge, this set at 5% of the passing rent.

Insurance: The landlords will insure the premises and the tenants will be required to reimburse the annual insurance premium. which is approximately £500.

Administration Fees: In-going tenants will be expected to contribute £400 plus VAT towards the preparation of a lease agreement.

Rates Payable: Unit 5 has a rateable value of £7,600. If this is an occupiers only business premises in England, no rates will be payable under the government's Small Business Rates Relief scheme. Please see https://www.centre-p.co.uk/Small_Business_Rates_Relief_2026_2027.pdf

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