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*Preliminary Particulars  
New Retail Units*

***TO LET***

***Union Street / Grosvenor Road  
ALDERSHOT  
HAMPSHIRE***

***With A1, A2 & A3 Planning Consent***

*These units comprise the ground floor of a new development, which will also provide 34 residential dwellings on the floors above.*

*The development is located in Aldershot town centre at the junction of Union Street and Grosvenor Road.*

*There are four ground floor units within the development, although these could be combined to provide larger properties if required.*

*The various units have the following approximate gross internal floor areas and guide quoting rents:*

<b><i>Unit A</i></b>	<b><i>1,402 sq ft</i></b>	<b><i>(130.29 sq m)</i></b>	<b><i>£21,500 per annum exclusive</i></b>
<b><i>Unit B</i></b>	<b><i>1,210 sq ft</i></b>	<b><i>(112.43 sq m)</i></b>	<b><i>£24,250 per annum exclusive</i></b>
<b><i>Unit C</i></b>	<b><i>1,656 sq ft</i></b>	<b><i>(153.88 sq m)</i></b>	<b><i>£28,000 per annum exclusive</i></b>
<b><i>Unit D</i></b>	<b><i>1,277 sq ft</i></b>	<b><i>(118.63 sq m)</i></b>	<b><i>£21,700 per annum exclusive</i></b>

**For further information contact  
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