

deals

David Adams, deals editor



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Email all transactions to deals editor David Adams at propertyweek.com or send to Property Week, 10 Abchurch Lane, 245 Blackfriars Road, London SE1 9UY, giving type of property, address with postcode, size, price, lease length, yield where applicable and details.

London E1

Tea Building, Unit G.01
56 Shoreditch High Street
Tenant: UsTwo
Landlord: Derwent London
Size: 8,616 sq ft
Rent: £26.50/sq ft
Lease length: 5 years
Landlord agent: Hatton Real Estate, 020 7101 2020
Tenant agent: Pilcher Hershman, 020 7399 8600

London EC1

1-2 St John's Path
Ground Floor
Clerkenwell
Tenant: Accipio Consulting
Landlord: Hatton Real Estate
Size: 2,130 sq ft
Rent: £27/sq ft
Lease length: 5 years
Tenant agent: MERJS, 0207 079 3976

London EC1

300 St John Street
Clerkenwell
Tenant: Sapphire Studio
Landlord: private
Size: 8,305 sq ft
Rent: £18/sq ft
Lease length: 5 years
Description: 3-year tenant's break.
Landlord agent: Pater Goodman Merriman, 020 7253 2525
Tenant agent: Hatton Real Estate, 020 7101 2020

London WC1

4-5 Bedford Square
Tenant: New York University (London)
Landlord: Threadneedle Property Investments
Size: 9,440 sq ft
Rent: £34.50/sq ft
Lease length: 13 years
Landlord agent: Farebrother, 020 7405 4545; Edward Charles, 020 7009 2300
Tenant agent: Peter Dunbar Associates, 020 7484 5076

London WC1

60 Gray's Inn Road
Part 3rd Floor
Tenant: Farani Taylor
Landlord: Hintmere
Size: 2,560 sq ft
Rent: £22.50/sq ft
Lease length: 10 years
Landlord agent: Farebrother, 020 7405 4545; Jones Lang LaSalle, 020 7248 6040

London WC1

210 High Holborn
5th Floor
Tenant: Mattioli Woods
Landlord: Legal & General
Size: 2,395 sq ft
Rent: £33/sq ft
Lease length: 5 years
Description: Newly refurbished; air conditioning, LG7 lighting
Landlord agents: Farebrother, 020 7405 4545; King Sturge, 020 7796 5454
Tenant agent: EA Shaw, 020 7240 2255

London WC1

Northumberland House
4th Floor
303-306 High Holborn
Tenant: The Media Shop
Landlord: Sharnbrook
Size: 2,206 sq ft
Rent: £21/sq ft
Lease length: 5 years
Landlord agents: Farebrother, 020 7405 4545; Gale Priggen, 020 7404 5043

London WC1

4 Roger Street
Part Ground Floor
Tenant: Blavo & Co Solicitors
Landlord: The Trustees of the Mactaggart Third Fund
Size: 2,010 sq ft
Rent: £22/sq ft
Lease length: 5 years
Description: Let to 9 January 2015.
Landlord agent: Anton Page, 020 7336 1313
Tenant agent: Farebrother, 020 7405 4545

London WC1

85 Gray's Inn Road
Tenant: WB Bidco
Landlord: Ignis UK Property Fund
Size: 27,776 sq ft
Rent: £26.86/sq ft
Lease length: 10 years
Landlord agents: Savills, 020 7409 8940; Farebrother, 020 7405 4545
Tenant agent: Carter Jonas, 020 7493 0676

London WC2

6 Flitcroft Street
1st Floor
Tenant: Albion Media
Landlord: Carter's Educational Foundation
Size: 1,022 sq ft
Rent: £20.50/sq ft
Lease length: 8 years
Landlord agent: Farebrother, 020 7405 4545

London WC2

34 Great Queen Street
1st Floor
Tenant: Lambert & Associates
Landlord: United Grand Lodge of England
Size: 486 sq ft
Rent: £21.50/sq ft
Lease length: 5 years
Landlord agent: Farebrother, 020 7405 4545
Tenant agent: Miles Commercial, 020 7581 9722

Portsmouth

Hampshire
1000 Lakeside
North Harbour
Tenant: The Southern Co-operative
Landlord: Highcross
Size: 15,300 sq ft
Rent: £0/sq ft
Landlord agents: Hughes Ellard, 01329 220033; Vail Williams, 023 9220 3200

Retail warehouses**Kettering**

Northamptonshire
Kettering Retail Park
Unit 3
Carina Road
Tenant: Argos
Landlord: BBC Pension Trust
Size: 7,500 sq ft
Rent: £22/sq ft
Lease length: 15 years
Description: Former Rosebys unit.
Landlord agent: CB Richard Ellis, 0207 182 2000
Tenant agent: Thompson Heaney, 021 262 6592

Manchester

Urban Exchange
First Floor
Great Ancoats Street
Tenant: Go Outdoors
Landlord: Town Centre Securities
Size: 56,000 sq ft
Lease length: 15 years
Landlord agent: Cushman & Wakefield, 016 828 5313
Tenant agent: Thompson Heaney, 0121 262 6592

Reading

Berkshire
East Reading Retail Centre
Unit 6
Shepherds Hill
Earley
Tenant: Cottage Home Improvements
Landlord: DSG Retail
Size: 1,310 sq ft
Rent: £19.08/sq ft
Lease length: 3 years
Description: Let on a sublease to April 2014 at £25,000 a year with 4 months rent free.
Landlord agent: Hicks Baker, 0118 955 7092

Industrial**Bardon**

Leicestershire
Interlink Park, Unit 14
Tenant: VT/Babcock
Landlord: Standard Life
Size: 33,486 sq ft
Rent: £4.75/sq ft
Lease length: 10 years
Description: 5-year tenant's break.
Landlord agent: North Rae Sanders, 024 7663 6888

Christchurch

Dorset
Cirrus Court, Unit B2
Aviation Park
Bournemouth airport
Tenant: Glass Patch
Landlord: Bournemouth airport
Description: Last remaining unit in speculative development of 14 industrial warehouse units.
Landlord agent: Goadsby, 01202 550112

Leicester

Leicestershire
The Whittle Estate
Cambridge Road
Whetstone
Tenant: Mint Manufacturing
Landlord: Highcross
Size: 14,600 sq ft
Lease length: 3 years
Description: Within 54 acre estate which totals 668,000 sq ft industrial and offices.
Landlord agents: Andrew & Ashwell, 0116 2541220; Innes England, 0116 255 5455

London N17

62 Garman Road
Tottenham
Tenant: Venus Wines & Spirits
Landlord: Horizon Holdings
Size: 65,454 sq ft
Rent: £5.50/sq ft
Lease length: 10 years
Landlord agent: SBH Page & Read, 020 8342 2700

Poole

Dorset
1-3 Willis Way Business Park
Holes Bay Road
Fleets Industrial Estate
Seller: A&R Developments
Buyer: County Foods
Size: 13,866 sq ft
Description: Refurbished, detached industrial/warehouse with yard, new roof, cladding and windows and 6.3 m eaves.
Seller agent: Goadsby, 01202 550112

Ringwood

Hampshire
Carvers Industrial Estate, Unit 1
Southampton Road
Tenant: AG Precision Engineering (London)
Landlord: Ashtenne Asset Management
Size: 1,325 sq ft
Rent: £7.92/sq ft
Lease length: 5 years
Description: Three-year tenant's break.
Landlord agents: Vail Williams, 0118 933 5600; King Sturge, 023 8023 2882
Tenant agent: AG Precision Engineering (London)

Ringwood

Hampshire
1 Embankment Way
Cattleman Crossing Business Centre
Tenant: Kitchen & Bathroom Haven
Landlord: Burry & Knight
Size: 10,836 sq ft
Rent: £7.50/sq ft
Lease length: 10 years
Description: Detached business unit. £61,270 a year was quoting rent.
Landlord agent: Goadsby, 01202 550112

Shrewsbury

Shropshire
Unit E
Vanguard Way
Vanguard Park
Tenant: Rexel UK
Landlord: Morris & Co
Size: 2,033 sq ft
Rent: £7.01/sq ft
Lease length: 10 years
Description: Trade Counter Use. 8 months rent free.
Landlord agent: Towler Shaw Roberts, 01952 210222