

THE MAPLE PORTFOLIO: CITY PLUMBING SUPPLIES – 4 UNITS



DESCRIPTION

Four Trade Counter, Showroom and Warehouse units, all occupied as plumber's merchants and trading as City Plumbing. The units are all in long-established trading locations.

TENANCY

Each unit is let to City Plumbing Supplies Holdings Ltd for 10 years, on an FRI lease, off conservative initial rentals ranging from £4-£6.85 psf. The leases incorporate an upward only rent review and a TOB at Year 5.

TENURE

Freehold

PRICE & YIELD

Sold for an aggregate sum of £2m+, reflecting an average initial yield of 6.72%

TRANSACTION

HSM acted for Travis Perkins Properties Ltd on the sale of the portfolio to four separate private investors (Q4 2019).