

**Lot 67, 20/22 New Street, Wellington, Telford,**

**Shropshire TF1 1NE**

For sale by Auction on 30th October 2025 (unless sold or withdrawn prior)



**Freehold Retail Investment Opportunity**

[www.acuitus.co.uk](http://www.acuitus.co.uk)

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## Property Information

### Freehold Retail Investment Opportunity

- Let on new 5 year lease until June 2030 t/a Cash Converters
- Prime Pedestrianised Town Centre location
- Approximately 246.80 sq m (2,657 sq ft)
- Well Located Town Centre Location
- Neighbouring occupiers include Iceland, Boots, Savers, Subway, William Hill and Greggs

#### Lot

67

#### Auction

30th October 2025

#### Rent

£23,500 per Annum Exclusive

#### Status

Available

#### Sector

Retail, High Street Retail

#### Auction Venue

Live Streamed Auction

### Location

#### Miles

4 miles north west of Telford, 36 miles north-west of Birmingham, 75 miles south of Manchester

#### Roads

A442, A5, M54 (Junction 6)

#### Rail

Wellington Railway Station, Oakengates Railway Station

#### Air

Birmingham Airport

### Situation

Wellington is situated between Telford and Shrewsbury and is well connected via the M54, forming part of Telford Town. The property is prominently situated on the south side of the pedestrianised New Street, Wellington's main retail thoroughfare. Nearby occupiers include Iceland, Boots, Savers, Subway, William Hill, and Greggs.

### Tenure

Freehold.

### EPC

Band D

### Description

The property comprises ground floor double fronted retail accommodation with first floor ancillary accommodation.

The property also benefits from a loading access door to the rear of the property.

### VAT

VAT is not applicable to this lot.

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## Tenancy & Accommodation

Floor	Use	Floor Areas Approx sq m	Floor Areas Approx sq ft	Tenant	Term	Rent p.a.x.	Reversion
Ground First	Retail Ancillary	128.40 118.40	(1,382) (1,274)	RANDELL ROBERTS CONSULTANCY LIMITED (CRN: 05282625) t/a Cash Converters	5 years from 24/06/2025 (3)	£23,500	10/06/2030
Total Approximate Floor Area		246.80 (1)	(2,657) (1)			£23,500	

(1) The floor areas stated above are those published by the Valuation Office Agency ([www.voa.gov.uk](http://www.voa.gov.uk)).

(2) Randell Roberts Consultancy (CRN: 05282625) were incorporated in 2004 and are trading as Cash Converters. For the year ending 30 November 2024 Randell Roberts Consultancy Limited (CRN: 05282625) reported Capital and Reserves of £2,519,062., (Source: Randell Roberts Consultancy Limited financial statement as published at Companies House 25/09/2025). Cash Convertors is the UK's largest second hand retailer, with over 700 stores worldwide and more than 180 stores UK wide. Cash Convertors specialise in Cameras, Laptops, Musical Instruments, Jewellery, Phones and a range of other products (<https://www.cashconverters.co.uk/>).

(3) The lease provides for a tenant option to determine the lease on the 24th June 2028 subject to serving 6 months written notice.



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## Contacts

### Acuitus

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### Seller's Solicitors

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2024