

Lot 15, 90-102 & 104-108 High Street, Sheerness,
Kent ME12 1UB
For sale by Auction on 12th February 2026 (unless sold or withdrawn prior)



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Property Information

Unbroken Freehold Retail Parade Investment

- Unbroken parade comprising four shops, including a supermarket
- Tenants include Iceland, Peacocks, Hays Travel and Lloyds TSB (not in occupation)
- Imminent asset management opportunities
- Prime town centre location
- Approx. commercial floor area of 1,579 sq m (16,999 sq ft)
- Nearby occupiers including Superdrug, Boots, Co-op supermarket & Greggs

Lot

15

Auction

12th February 2026

Rent

£137,300 per Annum Exclusive

Status

Available

Sector

High Street Retail

Auction Venue

Live Streamed Auction

Location

Miles

16 miles north-east of Gillingham, 26 miles north-west of Canterbury, 50 miles south-east of Central London

Roads

A249, M2, M20

Rail

Sheerness-on-Sea Railway Station

Air

London Gatwick Airport

Situation

The property is prominently situated on High Street, in the heart of Sheerness town centre. High Street forms the town's principal retail pitch and benefits from strong pedestrian footfall. Nearby occupiers include Superdrug, Boots, Co-op supermarket and Greggs, together with a range of national and local retailers. Rose Street Car Park is located close by and provides parking for over 150 cars, serving the immediate shopping area.

Tenure

Freehold.

Description

The property comprises a substantial unbroken retail parade arranged over the ground and first floors, providing a total of four retail units, including a supermarket and an unoccupied bank.

VAT

Units 2, 3 & 4 90-102 High Street (Peacocks, Iceland & Hays Travel) are elected for VAT but 104-108 High Street (Lloyds TSB) is not elected for VAT-please see Special Conditions of Sale

Note

Please note the buyer will pay 1% excluding VAT of the purchase price toward the vendors costs in addition to the cost of the searches. Please see special conditions of sale.

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Tenancy & Accommodation

Address	Floor	Use	Floor Areas Approx sq m (1)	Floor Areas Approx sq ft (1)	Tenant	Term	Rent p.a.x.
Unit 2 90-102 High Street	Ground First	Retail Ancillary	373.7 225.4	(4,022) (2,426)	PEACOCKS STORES PROPERTIES LIMITED (t/a Peacocks) (2)	5 years from 01/04/2021	£33,000
Unit 3 90-102 High Street	Ground First	Retail Ancillary	369.18 183.66	(3,974) (1,977)	ICELAND FOODS LIMITED (t/a Iceland)	15 years from 31/03/2014	£55,000
Unit 4 90-102 High Street	Ground First	Retail Ancillary	95.5 73.1	(1,027) (786)	HAYS TRAVEL LIMITED (t/a Hays Travel)	10 years from 03/11/2020	£17,500
104-108 High Street	Ground First	Retail Ancillary	202 57	(2,174) (613)	LLOYDS TSB BANK PLC (3)	15 years from 15/02/2012	£31,800
Total			1,579.54	(16,999)			£137,300

(1) The commercial floor areas stated above are those published by the Valuation Office Agency (www.voa.gov.uk).

(2) Peacocks have confirmed their intention to renew their lease on expiry of the existing lease at terms to be agreed.

(3) Please note that the tenant does not currently occupy the property.

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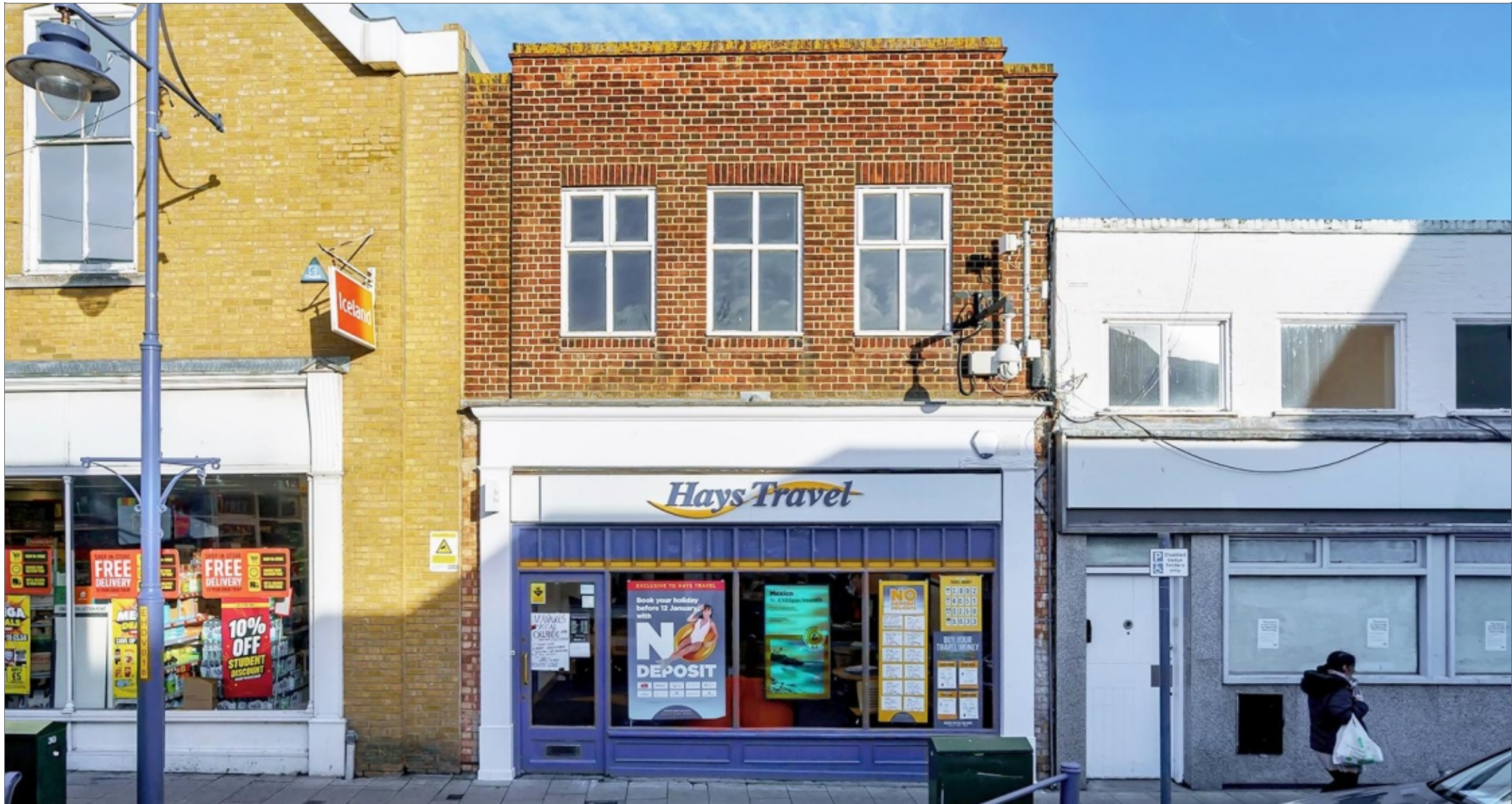
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2024