



0207 491 0207

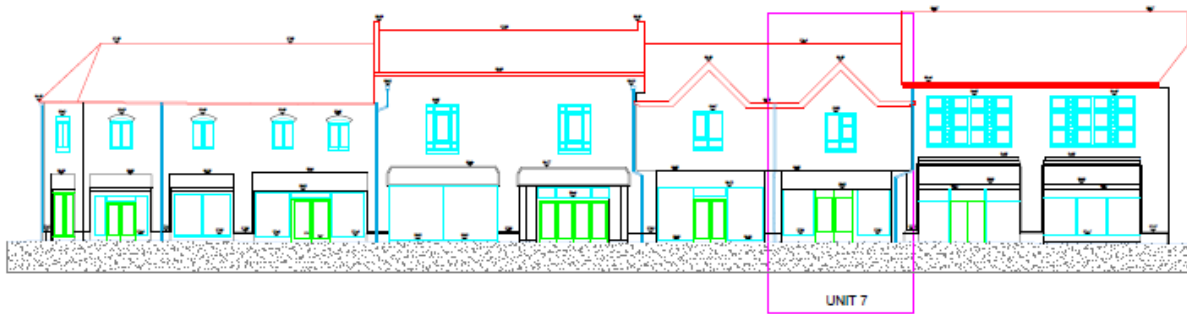
**JONES
NORRIS
ADAMS**

CHARTERED SURVEYORS

**PROMINENT
RETAIL UNIT
TO LET**

**Unit 7, 3 Trinity Square,
Maylord Orchards Shopping Centre,
Hereford, HR1 2DT**

310.96 m² (3,347 ft²)

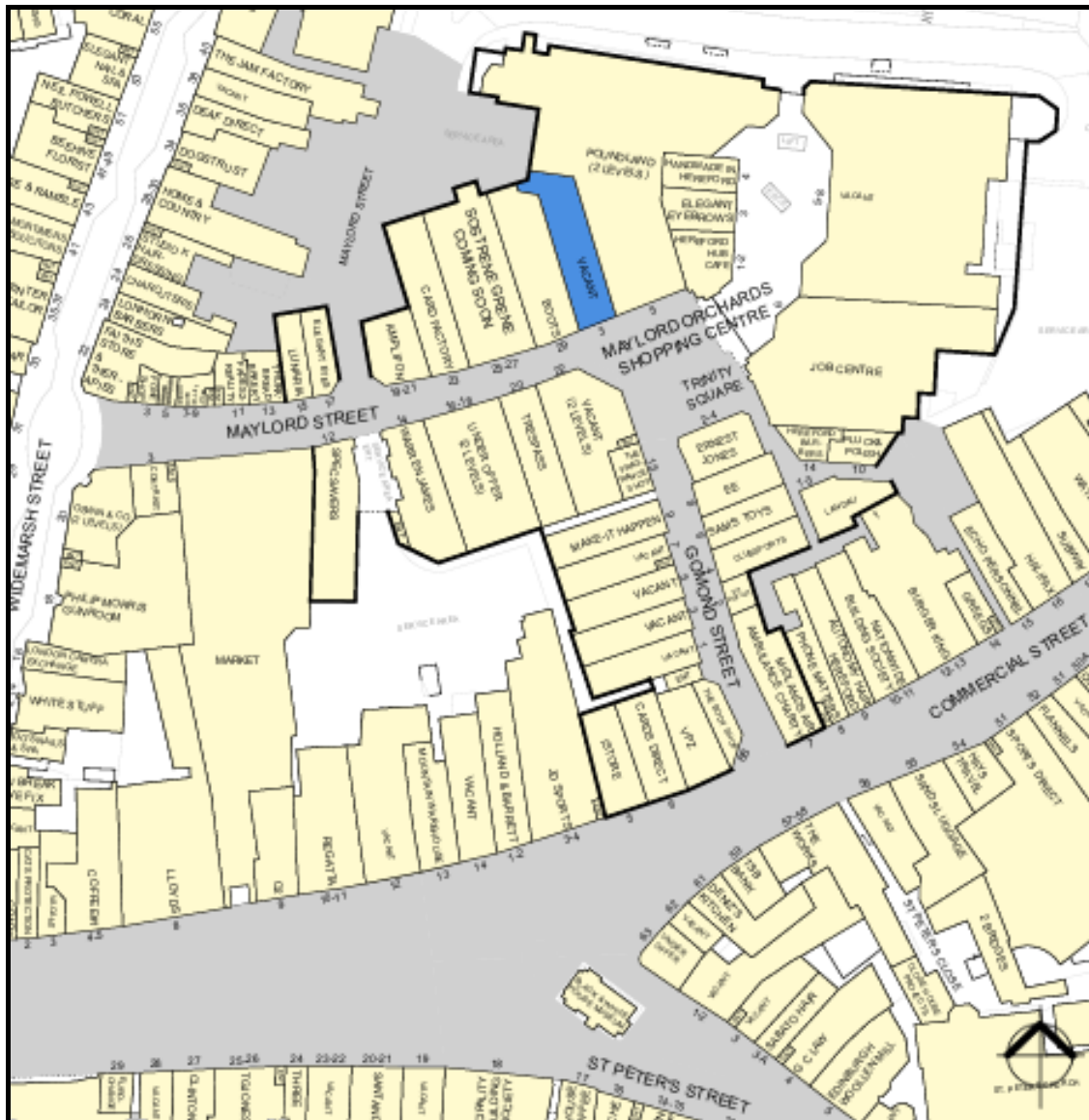


LOCATION

The Property is situated in a prominent position in Trinity Square close to the entrance to the Maylord Orchards Shopping Centre. Nearby occupiers include **Trespas**, **Warren James**, **Anytime Fitness**, **Ernest Jones**, **Card Factory**, **Specsavers**, **EE**, **Body Shop** and **Poundland**.

Sostrene Grene are due to begin fitting out their new unit at 25-27 Maylord Street shortly.

The Property forms part of the Maylord Orchards Shopping Centre ([Maylord Orchards](#)) which comprises over 35 retail units within a pedestrianised setting together with over 200 car parking spaces. All occupiers benefit from the on-site management, security facilities and dedicated service areas.



DESCRIPTION

The Property comprises a retail unit totalling 310.96 m² (3,347 ft²) and arranged as follows –

Ground floor	155.09 m² (1,669 ft²)
First floor	155.87 m² (1,678 ft²)

Access is via Trinity Square.

There is dedicated loading from the rear service area.



(GIA) **155.09 m² (1,669 ft²)**

(GIA) **155.87 m² (1,678 ft²)**

The floor to ceiling height of the ground floor sales area is 4.00 metres.

The total frontage is approximately 5.75 metres.

PLANNING

The Property is within the jurisdiction of Herefordshire Council.

It is not listed but is within the “Hereford Central Area” conservation area. We understand that the Property has Class E use.

EPC

The Property has an EPC rating of “D (88)”. This Certificated is valid until 16th November 2032.

AVAILABILITY

The Property is available to let on new full repairing and insuring lease.

RENT

£27,500 per annum plus VAT.

BUSINESS RATES

The Property is entered into the 2026 Rating List as a "Shop And Premises" with a Rateable Value of £21,750. The UBR multiplier for 2025/2026 is 49.90p. There is 40% relief available for buildings categorised for retail, hospitality and leisure use.

SERVICE CHARGE & INSURANCE

Approximately £4.00 per ft² plus VAT and insurance.

Virtual Tour –

<https://youtu.be/BW6dtngvB84?si=trWYpTutFuxMQDEY>

FURTHER INFORMATION

For more information or to arrange a viewing, please contact:

Ted Papworth

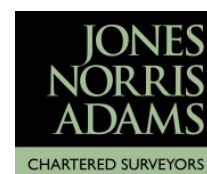
edward.papworth@jnaproperty.com

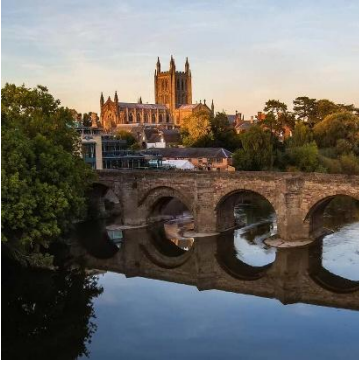
07789 363 306

Ian Norris

ian.norris@jnaproperty.com

07738 217 843





ABOUT HEREFORD

The historic cathedral city of Hereford is the county town of Herefordshire situated on the banks of the River Wye and in the much-disputed borderland between England and Wales. It is well known for the UNESCO listed Mappa Mundi and Chained Library, its half-timbered houses, delightful eateries along with its artisan food, cider producers and open-air markets. It has been home to both saints and kings and counts Sir Edward Elgar, Nell Gwynne, David Garrick, Ellie Goulding and even the voice of Miss Piggy and Yoda, Frank Oz, as its notable alumni of former residents.

The population of Herefordshire (as at mid-2023) was estimated to be 189,900 of which just under 62,000 are living within the city of Hereford. Of this approximately 51% are women, whilst approximately 57% are aged between 16 to 64 with 27% aged over 65. Since 2020, the population has grown at its fastest rate in 20 years with an average increase of 1,300 residents driven by net inward migration. The population is expected to grow by a further 5% over the next 10 years, which is equivalent to around 1,000 additional residents per year.

Herefordshire has an unemployment rate of just 3.10%, which is lower than the national average. It is home to three Higher Education establishments including the UK's newest University, the New Model Institute for Technology and Engineering (NMITE).

The total economic impact of tourism in Herefordshire grew by 5.03% between 2023 and 2024 to £773 Million of which £128 Million benefitted the Shopping sector and a further £276 Million benefitted the Food and Drink sector. A total of 8.05 million visitor days were recorded in 2024, of which 62% were listed as day visitors. The county outperformed regional and national trends and these results underscore Herefordshire's ability to attract visitors and sustain economic vitality.

The cultural offering is diverse, distinctive and dynamic. The £18.40 million development of the new Hereford Museum and Art Gallery on Broad Street is due to be completed in 2028 whilst the "Old House" Black and White House Museum has recently celebrated its 500th birthday. The city hosts the Three Choirs Festival, one of the world's oldest classical music festivals, whilst the Ferrous Blacksmithing festival and Applefest also attract large visitor numbers.

There are co-ordinated Council supported marketing and development bodies that help promote the city and county. Alongside Visit Herefordshire ([Visit Herefordshire | Feel a World Away | Official Tourism Site](#)) and Hereford City Life ([Hereford City Life](#)), Hereford BID ([Hereford Business Improvement District](#)) has ensured that the city has remained a desirable and competitive location for business, together with an attractive, welcoming, safe and clean environment for residents and visitors, alongside co-ordinating marketing campaigns for events such as "Christmas in Hereford" and "Summer Dinos".