

BUMPERS WAY

Bumpers Farm Industrial Estate · Chippenham · SN14 6LF

PROMINENT FREEHOLD SHOWROOM INVESTMENT

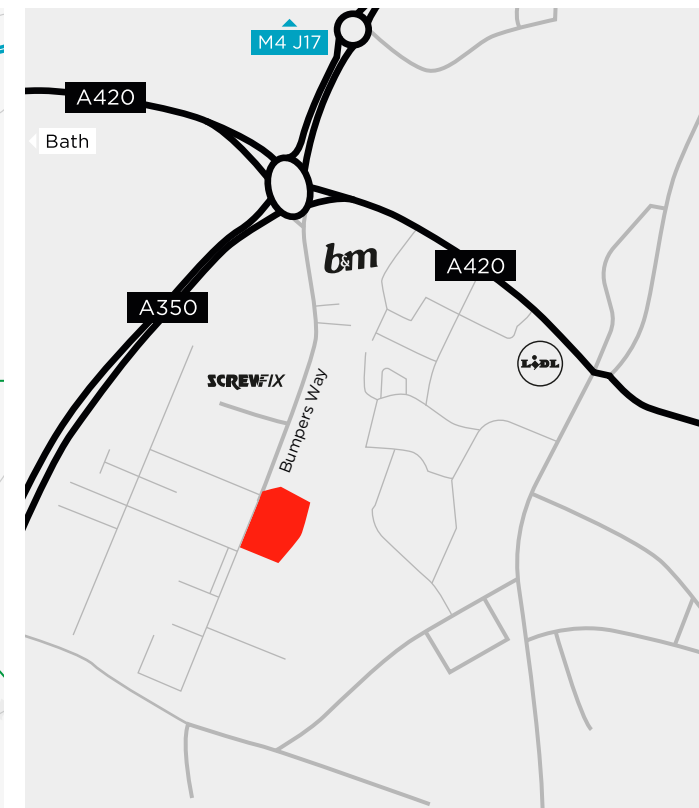
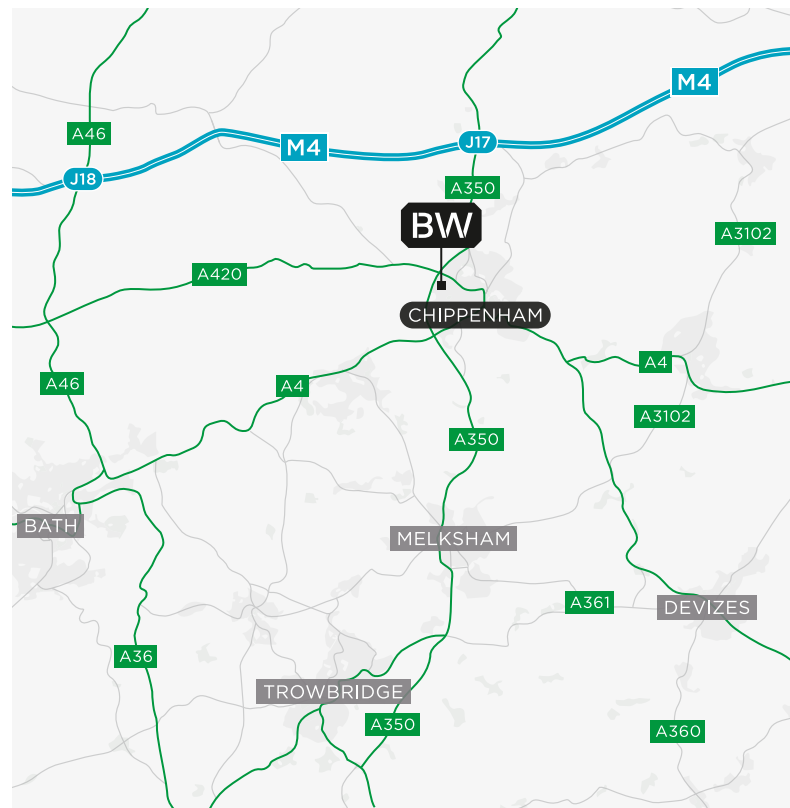
29,053 sq ft (2,699.15 sq m)

Plot size 1.91 acres



Location

Occupying a prominent roadside position, the property is conveniently located on Bumpers Way within the established Bumpers Farm Industrial Estate. The site benefits from excellent regional connectivity, with Junction 17 of the M4 situated approximately four miles to the north and directly accessible via the A350 dual carriageway, which runs adjacent to the estate and provides efficient links both north and south.



Description

A modern and prominent vehicle dealership occupying a substantial site within the established Bumpers Farm Industrial Estate. The property comprises a well-presented showroom with extensive glazing, together with workshop, office and ancillary accommodation. A key feature is the extensive secure yard and vehicle storage area to the rear, providing significant operational flexibility and a low site coverage ratio. The asset benefits from excellent prominence, strong transport links and a highly accessible location close to Junction 17 of the M4 motorway.



Legal Costs

Each party to be responsible for their own legal costs.

Planning

We are verbally advised that the accommodation has planning consent for car show rooms and repairs but interested parties should make their own enquiries to the Planning Department at Wiltshire Council telephone 0300 456 0114 or www.wiltshire.gov.uk.

EPC

The Property has an EPC of 57 C.

Business Rates

According to the Valuation Office Agency (VOA) website, the premises has a rateable value of £372,500 and is described as Car Showroom & Premises. Prospective purchasers are advised to make their own enquiries as to exact rates payable.

Investment Considerations

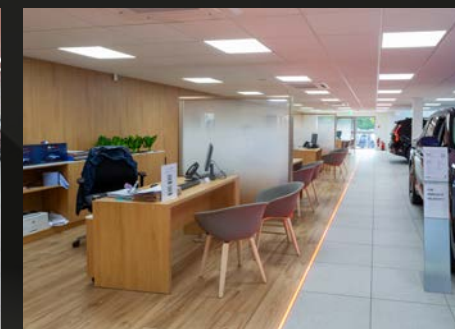
The Property is let to Chippenham Motor Company Ltd.

FRI Lease from: 15th September 2023

15 year term

3 yearly uncapped RPI rent reviews

The rent was rent reviewed on 1st August 2026 to £336,000 per annum exclusive.



Chippenham Motor Company Ltd

The company was incorporated in 1985, initially operating from London Road, Chippenham before relocating to Bumpers Farm in 2005. It currently holds the Kia franchise for sales, servicing and parts alongside Peugeot and Citroen for aftersales. From the 1st October 2026 the site will also become a Kia PBV (van) centre. In March 2015 the group acquired MRG on Bath Road Chippenham, which initially ran as a Volvo & Ford aftersales operation with a used car centre. From the 1st September 2026 the site also operates the

BYD franchise for sales, service and parts. With the addition of the 2 new franchises we anticipate group turnover to increase to approximately £45 million turnover and a pre tax profit of over £1 million. The group employs 55 staff and maintains up to date franchise agreements with all our partners. In 2023 the Bumpers Farm site was upgraded to meet Kia's new brand standards and a new heating/air conditioning system installed. An investment of over 750k was spent on the upgrades to the facility.



Services

We are advised that all main services are connected to the premises. We confirm that we have not tested any of the service installations and any occupier must satisfy themselves independently as to the state and condition of such items.

VAT

All figures are exclusive of VAT where applicable.

Quoting Price

£5,250,000 exclusive.

Associated Documents

Please refer to the agents for further documentation relating the investment sale.

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IMPORTANT INFORMATION

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