

2–10 The Marsh, Hythe, Kent

Address	Type	Tenant	Area (Sq Ft)	Lease Start	Lease Expiry	Break Option	Rent Per Annum	Comments
2 The Marsh	Retail	Brookerkelly Limited (t/a Cards For All Occasions)	693	01/01/2026	31/12/2031	N/A	£14,200	• Tenant has been in occupation since 2014 and recently renewed their lease. Rent increased from £13,650pa
4 The Marsh	Retail	Save The Children Fund	794	25/03/2015	24/03/2025	N/A	£14,400	• Tenant currently holding over
6 The Marsh	Retail	Fred.Olsen Travel Limited	804	27/02/2026	26/02/2032	27/02/2029	£16,000	<ul style="list-style-type: none"> • Tenant has been in occupation since 2019 and recently renewed their lease. Rent increased from £15,500pa • Lease subject to Schedule of Condition • Lease outside 1954 Act protection
8 The Marsh	Retail	Direct Carpets Hythe Limited	472	08/09/2023	07/09/2028	N/A	£12,000	<ul style="list-style-type: none"> • Tenant had break option on 8th Sept 2026, subject to six months' notice, i.e. 8th March 2026. Tenant has not exercised break option • Rent deposit of £3,600 held by Landlord • Lease outside 1854 Act protection
10 The Marsh	Retail	Jeffrey R Shorter & Paul M Dettmer (t/a Paul Jeffreys Estate Agents)	812	01/04/2006	20/04/2027	N/A	£14,750	• Note: copy of the current lease not held by the vendor. Copy being supplied by the tenant and awaited
Flats 1-8 Marsh Hse, Hythe	Residential	Tonepark Ltd.	3,209	02/03/2018	01/03/3017	N/A	£0	• Sold off on long lease
Total			6,784				£71,350	