

## Retail and F&B Space Available within Dominant Shopping Destination

### New Lease Available

#### Total Area

793.67m<sup>2</sup> (8,543ft<sup>2</sup>)

- Dominant **675,000 sq ft** retail and leisure destination
- **9m** annual footfall
- **1,700** space car park and **140** shops
- Beautifully presented malls
- Access to a resident population of **215,000**, and an average household income of £44,000
- Anchored by **Primark, Next, H&M, JD and B&M**, with top quality national and international occupiers including; **Kenji, Lovisa, Footlocker, Swarovski, Skechers, Beaverbrooks and Pandora**
- **Old Market Square** - Dedicated leisure and events destination with top quality dining options to include **Jardim, Dorado Lounge, The Coffee House** and **Ask Italian** with upcoming events including 'Symphonic Ibiza'



**TO LET**



Location



Gallery



Contact



## Accommodation

Floor	m <sup>2</sup>	ft <sup>2</sup>
Ground Floor Sales	420.27	4,524
First Floor Sales	309.80	3,334
First Floor Ancillary	63.60	685
<b>Total</b>	<b>793.67</b>	<b>8,543</b>

## Legal Costs

Each party to be responsible for their own legal fees in connection with the transaction.

## EPC

A copy of the Energy Performance Certificate is available on request.

## Business Rates

We understand from the Valuation Office Agency that the property is assessed as follows:

**Rateable Value from 1<sup>st</sup> April 2026: £82,500**

From 1st April 2026 rates payable for qualifying retail, hospitality and leisure (RHL) businesses is based on a multiplier of 43.0p. This information is for guidance only and all parties should check themselves with the local billing authority.



## Lease

New lease available for a term of years to be agreed.

## Rent

On application.

## Service Charge

2026/27 Financial Year : £ TBC

The service charge is payable to cover all common area repairs and maintenance, management, security and a proportion of centre marketing costs.

## Buildings Insurance

2026/27 Financial Year : £4,229.77







## Further Information

For further information or to arrange a viewing please call or click on the emails or website below:

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