

Manchester Office: 0161 631 2852

# To Let



# Warrington

Unit SU30, Golden Square Shopping Centre

Ground Floor: 1,699 sq ft (157.84 sq m)

Rent on Application



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# **Location & Description:**

- Warrington sits astride the country's major north-south and east-west arterial
  routes of the M6, M56 and M62 motorways, in the affluent region of Cheshire.
  The Golden Square shopping centre sits in the heart of the town comprises of
  675,000 sq ft of retail and leisure, totalling more than 140 shops, restaurants
  and cafes. Warrington bus station links directly into the centre via the lower
  ground floor providing easy access for the visiting shoppers.
- Primark anchor the scheme occupying 56,000 sq ft. Other retailers include Superdrug, Iceland, JD Sports, Tessuti, New Look, H&M and many more.
- The external 'Old Fishmarket Square' allowing late night trade hosts a number of leisure occupiers including Nando's, Ask Italian, Dorado Lounge and Café Nero.

#### Demise:

Ground Floor 1,699 sq ft (157.84 sq m)

#### Rent

Available upon request.

#### Lease:

A new lease on terms to be agreed.

#### **Service Charge:**

Available upon request.

#### EPC:

Available upon request.

#### **Legal and Professional Fees:**

Each party to bear their own costs.

#### **Rating Assessment:**

Rateable Value (April 2023) - £28,750.

#### **Date Prepared:**

January 2025.

#### **Contact Us:**

# **Gary Crompton**

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### **Joint Agent:**

#### **Lunson Mitchenall**

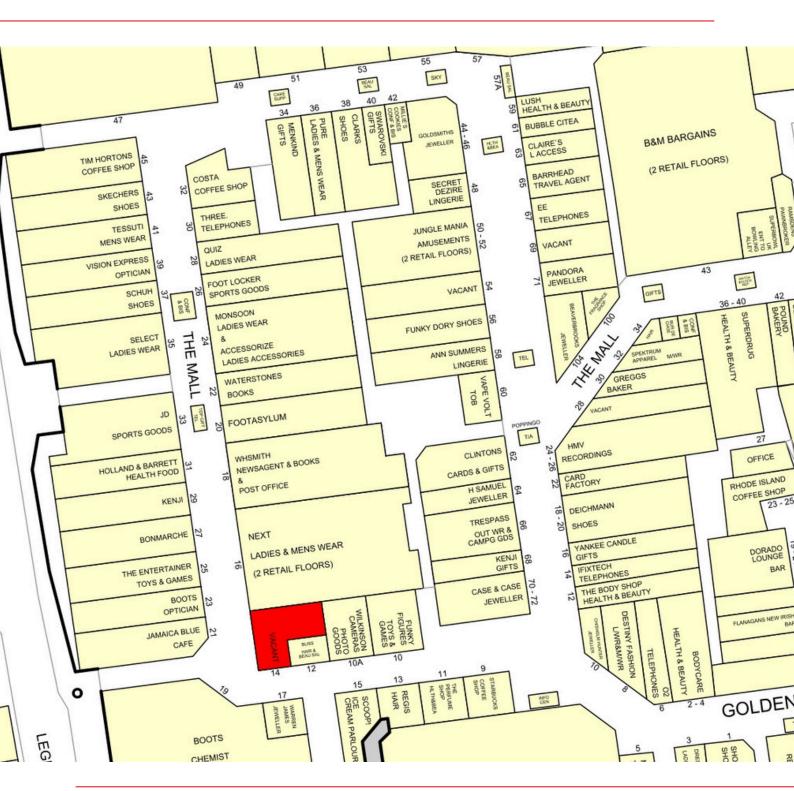
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