

To Let/For Sale



Carlisle

81-85 Lowther Street, The Lanes Shopping Centre

Ground Floor: 2,288 sq ft (212.6 sq m)

Rent on Application

Freehold/Leasehold Considered

Location & Description:

- **Carlisle is a major retail centre within the North of England. The city is the regional and economic capital for a catchment covering 1.34m people. Tourism visits total c.8 million annually.**
 - **The Lanes Shopping Centre is the dominant element of retail in the city centre and is home to well known high street names including Primark, Next, Deichmann, River Island, H&M, JD, Clarks, Pandora and Katie Loxton.**
 - **The centre boasts a 625 space multi-storey car park.**
 - **This unit is located externally on Lowther Street and is a highly visible unit ideally suited to a restaurant/bar use.**
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Demise:

Ground Floor 2,288 sq ft (212.6 sq m)

First Floor 1,883 sq ft (174.9 sq m)

Second Floor 1,547 sq ft (143.7 sq m)

Rent:

Freehold and leasehold offers will be considered. Further details upon application.

Tenure:

Freehold or leasehold.

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) - £47,250.

Date Prepared:

November 2024

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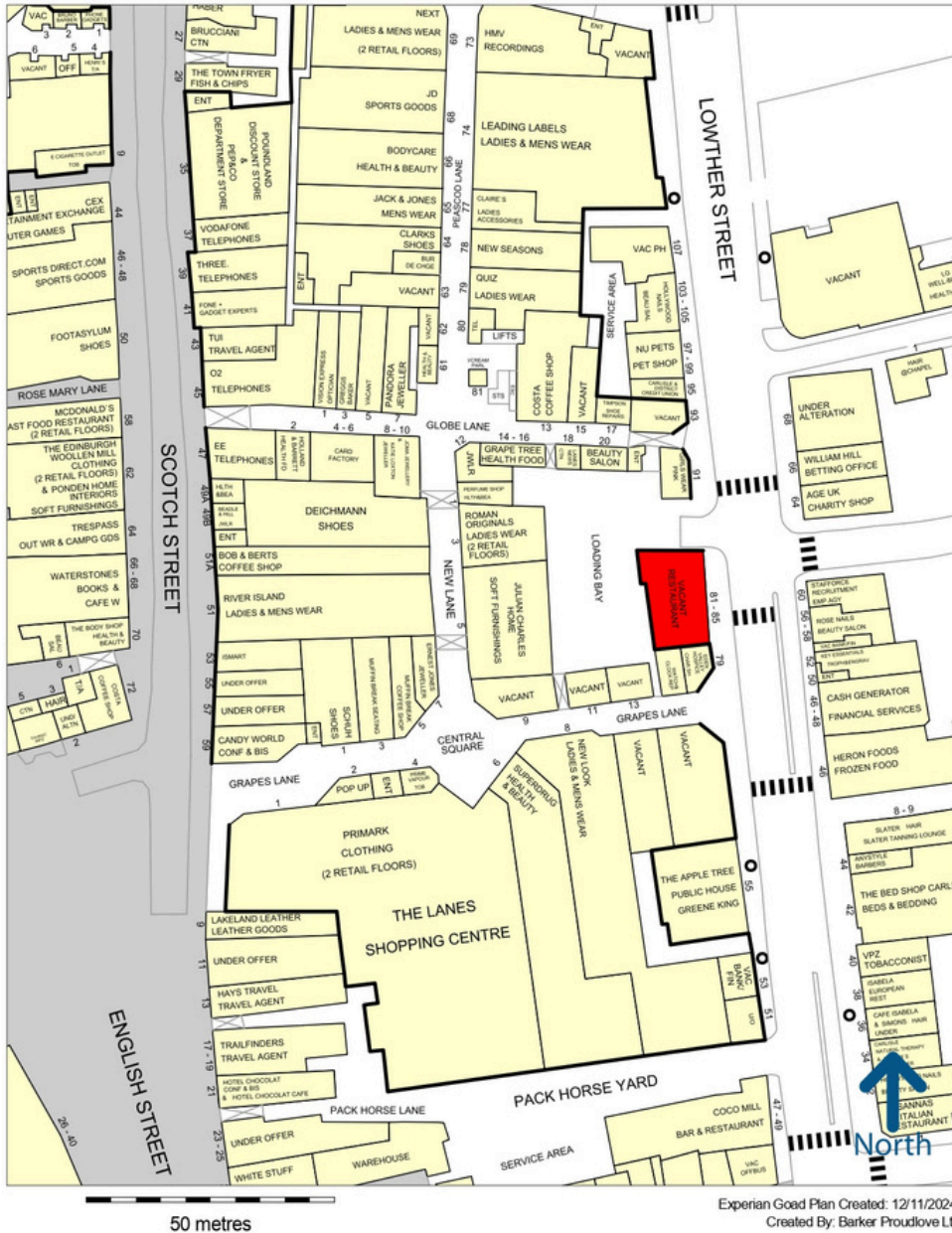
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Carlisle



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