

# New Retail Units TO LET

## TOWERGATE

Clayport Street & Lagny Street  
Alnwick, Northumberland NE66 1LB



Remaining Units available from **81.5 sq m (877 sq ft)** to **202.7 sq m (2,182 sq ft)**  
Potential to combine units

**WILKINSONS AND STORE TWENTY ONE NOW OPEN**

# New Retail Units in the heart of Alnwick Town Centre

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## LOCATION

Alnwick is an historic and important market town dating back to the 11th century, located inbetween Berwick upon Tweed (30 miles to the north) and Newcastle upon Tyne (approximately 30 miles to the south).

## DESCRIPTION

Recently completed, the scheme has been constructed in keeping with the traditional medieval features of the town and provides 2,571 sq m (27,761 sq ft) of retail space at ground floor level with 51 apartments directly above the retail space.

The retail scheme is divided into 6 individual units with servicing to take place off Clayport Street with a dedicated loading bay.

The site has the benefit of an adjacent public car park providing 65 spaces and there is also a large Morrisons supermarket directly opposite the scheme with a dedicated 130 space car park. The town's main bus station lies adjacent to the Morrisons development and directly opposite the main frontage of the scheme.

The proposed scheme has the benefit of full open A1 Retail planning permission.

## RETAILING IN THE TOWN

A number of national retailers have historically been represented in the town, however, due to lack of available property there have been very few opportunities for more retailers to acquire space within the town centre.

A new scheme on the edge of town has attracted J Sainsbury, Homebase and Argos; but our client's scheme provides large modern town centre retail accommodation in the heart of the town centre.

## LEASE TERMS

All units are available by way of effectively fully repairing and insuring leases for terms to be agreed. Rental information available upon request.

## ACCOMMODATION SCHEDULE

Unit	sq m	Sq Ft	
Unit 1	1,603.0	17,253	LET TO WILKINSON
Unit 2	184.0	1,980	LET TO STORE 21
Unit 3	181.0	1,948	
Unit 4	165.0	1,776	TO LET
Unit 5	197.0	2,120	TO LET
Unit 6	168.0	1,807	TO LET
Unit 7	81.5	877	TO LET
<b>Total</b>	<b>2,579.5</b>	<b>27,761</b>	

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51 Residential Apartments above the development are now complete



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A DEVELOPMENT BY



**Andrew Jones**  
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VIEWING

Strictly by appointment with sole agents Reid Birkett  
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