



# CROWN WALK

Bicester, OX26 6HY

RETAIL / RESTAURANT OPPORTUNITIES

# RETAIL / RESTAURANT OPPORTUNITIES



## LOCATION

Bicester is an attractive historic market town located in Oxfordshire, in the south east of England. The town is approximately 11 miles (18 km) north of Oxford, and 52 miles (84 km) north west of London.

Retailing in the town is centred around Sheep Street, Crown Walk, and Pioneer Square, all of which are pedestrianised.

The town centre is effectively anchored by a Sainsbury's superstore, which was opened in 2013 as part of Pioneer Square; a new supermarket, multi-storey car park, Vue cinema and a selection of restaurants including; Nando's, Wildwood, Rustica Bistrot and Kebanos.

## DESCRIPTION

Crown Walk is an open air retail centre, originally constructed in 1988. The scheme is an 'L' shaped scheme, with the eastern entrance fronting the pedestrianised Sheep Street and the southern entrance fronting Bicester's Market Square. The scheme also has an entrance through on to Bure Place. The scheme is comprised of 25 retail units, two of which front Sheep Street and one of which fronts Market Square.

Tenants in Crown Walk include; Biagio Jewellers, Boots Opticians, Hays Travel, Coles Books and Gyoshoya.

## DEMOGRAPHICS

Bicester is one of the fastest growing towns in Europe and has been designated Garden Town status by the government in recognition of the opportunity to deliver energetic town life within the countryside and bring local people together.

The town has a population of approximately 33,000 and is an incredibly affluent with significantly above average proportions of those within the most affluent AB social group (which includes those in managerial and professional occupations) and social group C1.

There is also a significant under-representation of those in the least affluent D and E social groups.

## FOOTFALL (PMRS SEPT 2019)

**Crown Walk** 19,000 pw / 990,000 pa  
**High Street** 41,000 pw / 2.15mil pa  
**Evans Yard** 22,000 pw / 1.14 mil pa



## ACCOMODATION

Details of the available premises are highlighted below:

Unit	Area (Sq Ft)	Rent (Pa)	Service Charge	Rateable Value	Rates Payable (24/25)
15/16 Crown Walk	Grnd Floor 2,975 sq ft 1st Floor 1,770 sq ft	£40,000	£12,000 approx.	£35,000	£17,465 pa
3 Evans Yard	Grnd Floor 285 sq ft	£12,000	TBC	£13,500	£6,737 pa
29 Crown Walk	Grnd Floor 1,124 sq ft 1st Floor 539 sq ft	£30,000	£2,500 approx.	£18,750	£9,356.25 pa



3 Evans Yard



Unit 15/16



Unit 29

