

FORMER BREWDOG

316 MIDSUMMER BOULEVARD · MILTON KEYNES · MK9 2EA

LEASEHOLD

SUBSTANTIAL BAR PREMISES TO LET
ON BEHALF OF JD WETHERSPOON
(SUBJECT TO VACANT POSSESSION FROM
THE APPOINTED ADMINISTRATORS)



Ready
Office
Co-w
0800 2

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- **Leasehold**
- **Positioned on an established hospitality circuit close to Browns, Slug & Lettuce and Be at One**
- **Close to Leonardo Hotel (279 rooms), Travelodge Hotel (159 rooms) and Moxy Hotel (210 rooms)**
- **Open plan trading format**
- **External terrace**
- **Property previously benefitted from a late licence**
- **Total GIA approx. 701 sq m (7,542 sq ft)**
- **Rental offers are invited for the benefit of a new sublease expiring in March 2031**
- **Available subject to vacant possession from the appointed administrators**
- **[Google Street View Link](#)**

LOCATION

Milton Keynes is a thriving town that is located 57 miles north of London and 18 miles south of Northampton.

The former Brewdog occupies a prominent position on Midsummer Boulevard within one of the main leisure hubs of the town with nearby occupiers including Browns, Slug & Lettuce and Be at One. The Leonardo Hotel (279 rooms), Travelodge (159 rooms) and Moxy Hotel (210 rooms) are all located nearby.

DESCRIPTION

A substantial mid terraced property which is of steel frame construction with glazed elevations under a flat roof. Externally there is a beer terrace to the front.

ACCOMMODATION

Ground Floor: Trading accommodation with bar servery to one side laid out with a variety of tables and seating. Disabled WC's.

Upper Floors: Additional trading accommodation at first floor with ancillary staff changing facilities, managers office, catering kitchen, cellar and customer toilets.



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APPROXIMATE FLOOR AREAS

The property has the following approximate gross internal floor areas.

Floor	Description	Sq M	Sq Ft
Ground	Trading/ Ancillary	409	4,407
Upper Floors	Trading/ Ancillary	291	3,135
Total		701	7,542

Purchasers are advised to check these areas which are indicative only and show best estimates under the current configuration.

TENURE

The premises is available by way of a new sublease, subject to vacant possession from the appointed administrators for a term expiring on 24th March 2031 at a rent to be agreed. The most recent annual service charge was £24,000.

RATEABLE VALUE & EPC

2026 Rateable Value - £79,000
EPC Rating: D - 85.

PREMISES LICENCE

Any letting will be subject to a new premises licence application. The property previously benefitted from a premises licence permitting the sale of alcohol until 2am Sunday to Thursday and 3am on Friday and Saturday.

PLANNING

The property is not listed nor is it situated within a conservation area.

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FIXTURES AND FITTINGS & STOCK

Fixtures and fittings may be available by way of separate negotiation.

VIEWINGS & TERMS

All viewings must be arranged through the joint selling agents Savills and CBRE.

Offers are invited for the benefit of a new sublease expiring in March 2031 on terms to be agreed.

To see further available JD Wetherspoon Public Houses across England, Scotland and Wales please visit:

jdwdisposals.co.uk



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DISCLAIMER: April 2026

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