

Prime Shop To Let

16-18 Ashton Walk, St Nicholas Centre,
Lancaster

Contact
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GCL



Location

Lancaster, one of England's 13 Heritage Cities, has a City population of 52,660 (source: ONS - 2021 Census). It is home to almost 17,000 students with almost a third of those being from overseas.

Anchored by Next and Boots, St Nicholas Arcade is a prime covered shopping destination with a 300-space underground car park. The scheme offers a strong tenant mix including Boots, Next, Grape Tree, Superdrug, Iceland and Sports Direct. Footfall in 2025 exceeded 4 million, marking its highest level since 2019.

The unit benefits from a substantial frontage and sits opposite the new Flagship Sports Direct store and the entrance to car park.

Accommodation (NIA)

Ground Floor Area – 1,803 sq ft

First Floor Area – 1,749 sq ft

Nearby Retailers

NEXT



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Details

Terms

The unit is available on a new effective fully repairing and insuring lease.

Rent

£40,000 per annum.

Service Charge

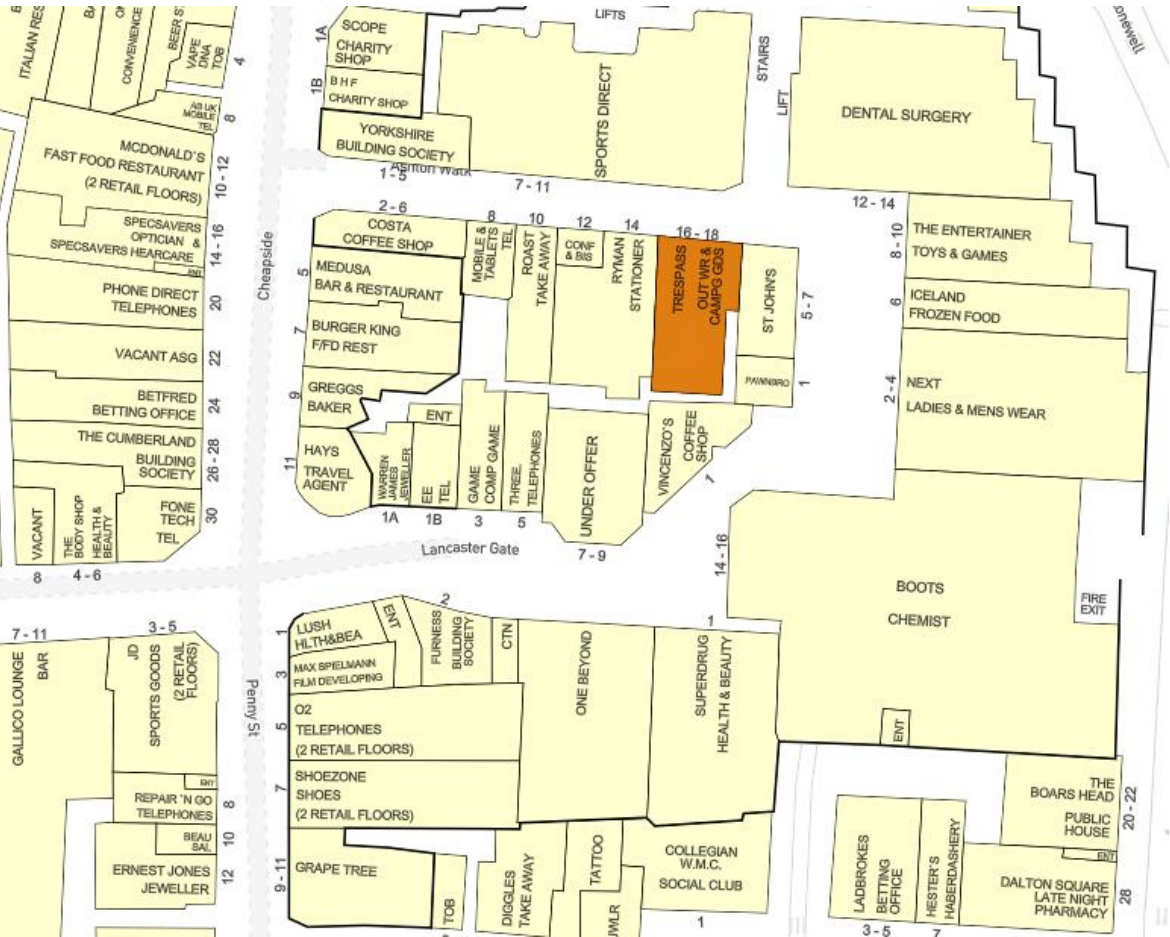
£18,500 per annum.

Business Rates

Rateable Value (2026) £33,750

Conditions

The unit is available for a variety of uses within Class E. Other uses will be considered, subject to planning.
EPC available upon request
Unit handover spec TBC.



Important Notice:
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