



Centre Square

Lily's Walk, High Wycombe, HP11 2FU

RETAIL/LEISURE UNITS FOR SALE

3,309 to 3,884 sq ft
(307.42 to 360.84 sq m)

- New retail development
- Prime location close to The Eden Centre, opposite Anytime Fitness.
- Excellent transport links, multi-storey car park opposite
- Each unit is finished to a shell specification ready for fit-out
- Long Leasehold Sales (250 & 999 year leases)

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Summary

Available Size	3,309 to 3,884 sq ft
Price	Offers from £400,000 Asking Price - £120/SQFT
Business Rates	As yet to be assessed
Service Charge	to be advised
Legal Fees	Each party to bear their own costs
EPC Rating	Upon Enquiry

Description

Centre Square is the first new retail development in High Wycombe since the Eden Shopping Centre opened more than 10 years ago. Forming part of a large mixed-use regeneration development, that includes 324 new apartments, Centre Square is located adjacent to Eden and thus benefits from immediate proximity to 120 retailers/restaurants and leisure facilities including Cineworld, Hollywood Bowl and Anytime Fitness.

3 Units remain available with planning consent for A1, A2, A3, D1 and B1 use (now Class E). Each unit is finished to a shell specification with capped services, ready for occupational fit-out to include the frontage.

Location

High Wycombe sits in the heart of the affluent Chilterns, just 30 miles west of London and less than 30 minutes by train to London Marylebone. With a catchment population of 405,000 and household income 51% above the national average, High Wycombe offers a fantastic location for a wide range of retail environment businesses.

Accommodation

The accommodation comprises of the following

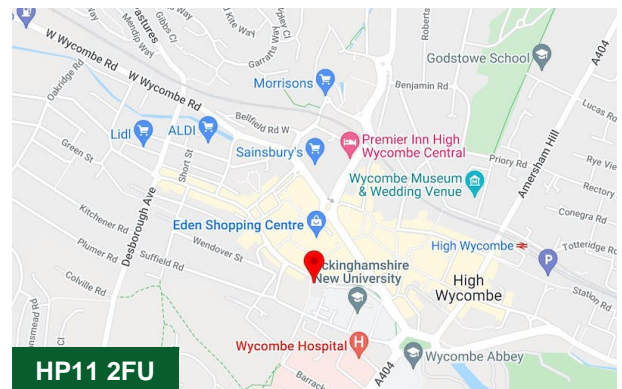
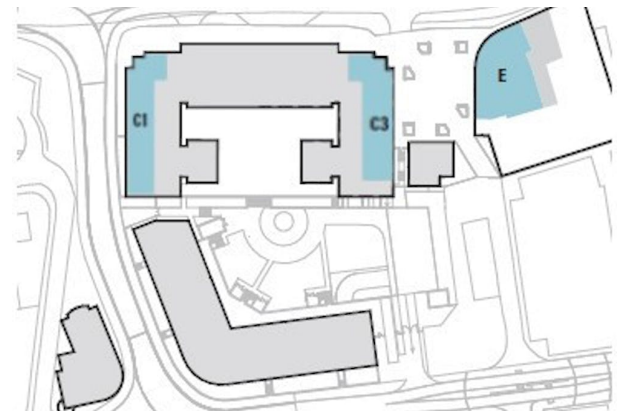
Name	sq ft	sq m	Availability
Unit - C1	3,884	360.84	Available
Unit - C3	3,309	307.42	Available
Unit - E	3,845	357.21	Available
Total	11,038	1,025.47	

Business Rates

As yet to be assessed.

EPC

TBC



Viewing & Further Information



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