



  
 A shopping destination for  
 locals and  
 tourists



Anchored by a  
**55,000 sq ft**  
**Sainsbury's**

Flexible terms  
 & incentives  
 available



  
 Located at the heart of  
 a bustling market town  
 on the edge of the  
**Lake District**

**NEW SQUARES**  
 Penrith  
**Superb Retail/  
 Leisure Opportunities**







Other nearby operators:

*Boots* WHSmith  
 wetherspoon **COSTA**  
 DOROTHY PERKINS

Adjacent to  
**60 bed**  
 Premier Inn Hotel

Part of a mixed use development which also incorporates  
**64 & 21**  
 apartments houses

  
 Largest car park in Penrith  
**691 spaces**

3 hours  
**free**  
 car parking

21 bespoke retail units with availability ranging in size from  
**275 - 6,000+ sq ft**

  
**5.06m**  
 visitors to Penrith in 2018



  
**£365.4m**  
 spent by visitors to the town in 2018





# KEY

■ Available    
 ■ Under Offer    
 Typical pedestrian route from free car park to Penrith Town Centre

Unit	Ground Floor	First Floor	Occupier
	sq ft	sq ft	
A1	7,258	1,910	Highways England (Office Occupier)
A2	1,539		Argos
A3	1,911		
B1	1,323		(Potential to combine with B2)
B2	3,914	1,066	(Potential to combine with B1)
C1	3,279	1,288	Sports Direct
C2	2,114	900	
F1	275		
F2	1,094	1,094	Hallmark/ Thorntons
G	6,574	1,797	M&Co
H1	1,909	1,939	
H2	419		Crepes & Bubble Waffles
I	1,824		Chopping Block
J1	1,340		
J2	1,367		Another Weigh
J3	1,394		Boots Opticians
J4	1,129		
K1	1,492		
K2	1,912		Restore
L1	2,042		
L2	1,745		O2
Y	TBC	TBC	Two Lions Inn

Modern retail/  
 leisure units  
275 -  
6,000+  
sq ft



### Lease

Flexible terms are available.

### Business Rates

Interested parties should make their own enquiries to Eden District Council.

### Service Charge

Tenants will pay a service charge.

### VAT

All costs are subject to VAT at the prevailing rate where applicable.





Lake District National Park  
**3 miles**

  
By Rail: Situated on the West Coast main line and is one of only two stops serving the Lake District  
**London - 3 hours**  
**Glasgow - 90 mins**



  
Center Parcs Whinfell Forest  
**4 miles**

Destination	Distance	Time
J40 M6	1.5 miles	5 mins
Carlisle	19 miles	35 mins
Kendal	28 miles	43 mins

Easily accessible via **A66, A6, A686 & M6** linking to Keswick and wider Lake District and to North of England



**For further information or to discuss terms please contact either of the joint agents:**

**Ben Blain**  
01228 635002  
bblain@carigietcowen.co.uk

**Lewis Fuller**  
01228 635004  
lfuller@carigietcowen.co.uk

**Carigiet Cowen**  
**01228 544733**

**AVISON YOUNG**  
**0151 255 1910**

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