

To Let



Northwich

Units 1, 2, 3 & 3A, Barons Quay, Northwich, CW9 5LG

Ground Floor Area: 11,178 sq ft (1,038.47 sq m)

Rent on Application

Possible sub-division, further details on request

Location & Description:

- Barons Quay is located in the attractive market town of Northwich in Cheshire, in the heart of the wealthy Cheshire catchment area.
- Anchored by ASDA, a 5 screen ODEON Cinema and with on site free car parking, the scheme provides a strong mix of retail, leisure and food & beverage offers.
- Current retailers include H&M, Card Factory, The Entertainer and Sports Direct amongst others. Other uses include Sticky Paws, Puddle Ducks, Wildwood, Coffee House and BEAR Coffee.
- A large, highly visible unit which can be subdivided to suit a variety of uses with views along the River Weaver from the unit. Bear, Wildwood and Odeon Cinema are all trading close by with the new Northwich Market set to open next year.

Demise:

Ground Floor 11,178 sq ft (1,038.47 sq m)
First Floor 3,763 sq ft (349.59 sq m)
Unit may be sub-divided to suit a variety of uses, further details on request.

Rent:

Available upon request.

Lease:

A new lease for a term to be agreed.

Service Charge:

On-account service charge for the current year stands at approximately £73,116.

EPC:

Available upon request.

Legal and Professional Fees:

Each party to bear their own costs.

Rating Assessment:

The premises are yet to be assessed for business rates. For further details visit Gov.uk or contact the business rates department at the local authority.

Date Prepared:

November 2025

MONEY LAUNDERING REGULATIONS In accordance with the Anti Money Laundering Regulations the Purchaser/Tenant will be required to provide two forms of identification and proof of the source of income.

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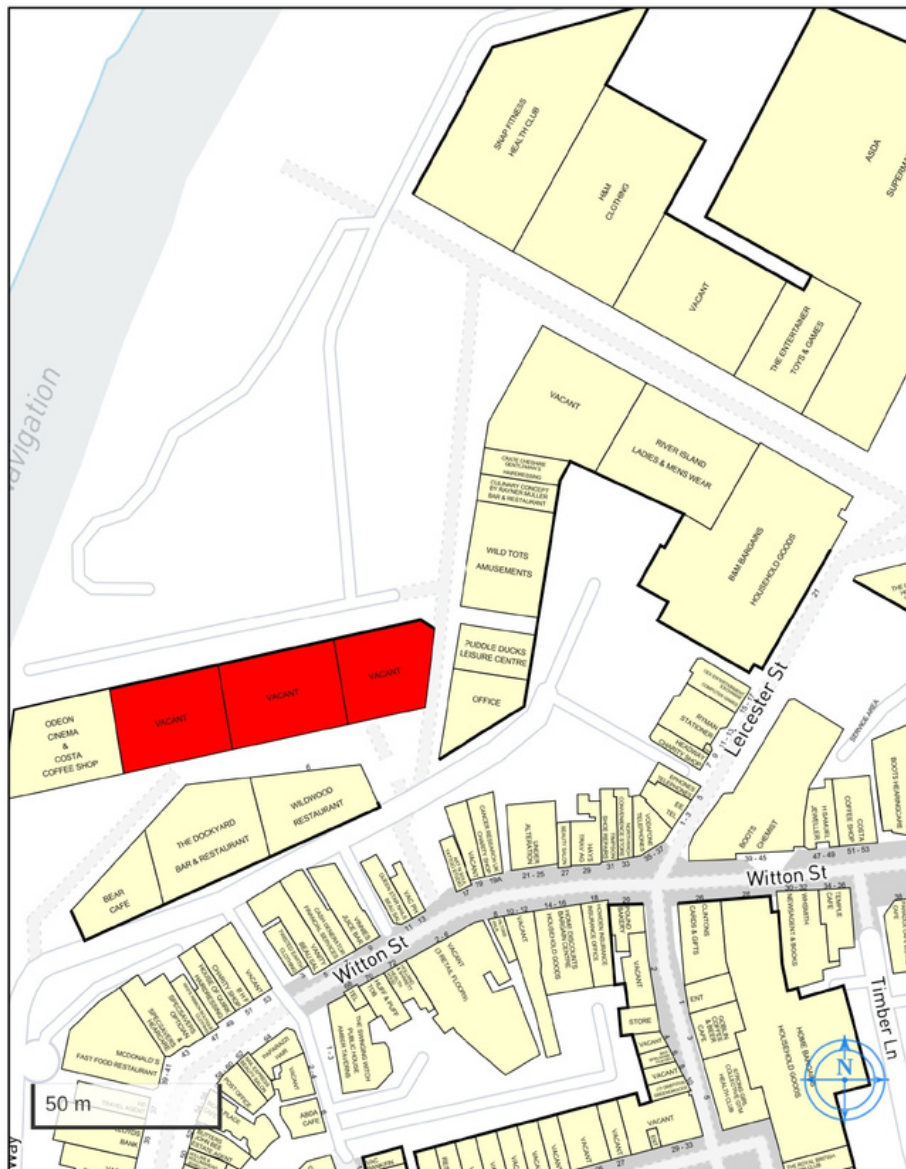
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Northwich (1-3 Barons Quay Goad)

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