

To Let



Carlisle

11 East Tower Lane, The Lanes Shopping Centre

Ground Floor: 578 sq ft (53.7 sq m)

Rent Upon Application

Location & Description:

- Carlisle is a major retail centre within the North of England. The city is the regional and economic capital for a catchment covering 1.34m people. Tourism visits total circa.8 million annually.
- The Lanes Shopping Centre is the dominant element of retail in the city centre and is home to well known high street names including Primark, Next, Deichmann, River Island, H&M, JD, Clarks, Pandora and Katie Loxton. The centre boasts a 625 space multi-storey car park.
- This unit is located on East Tower Lane close to Next, HMV and Leading Labels.

Demise:

Ground Floor 578 sq ft (53.7 sq m)

First Floor 1,884 sq ft (175 sq m)

Rent:

Available upon request.

Lease:

A new eFRI lease for a term to be agreed.

Service Charge:

On-account service charge for the current year stands at approximately £8,104.

EPC:

Available upon request.

Legal and Professional Fees:

Each party to bear their own costs.

Rating Assessment:

The unit has yet to be assessed for rates purposes. For further information please contact the Local Rating Authority.

Date Prepared:

August 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.

Contact Us:

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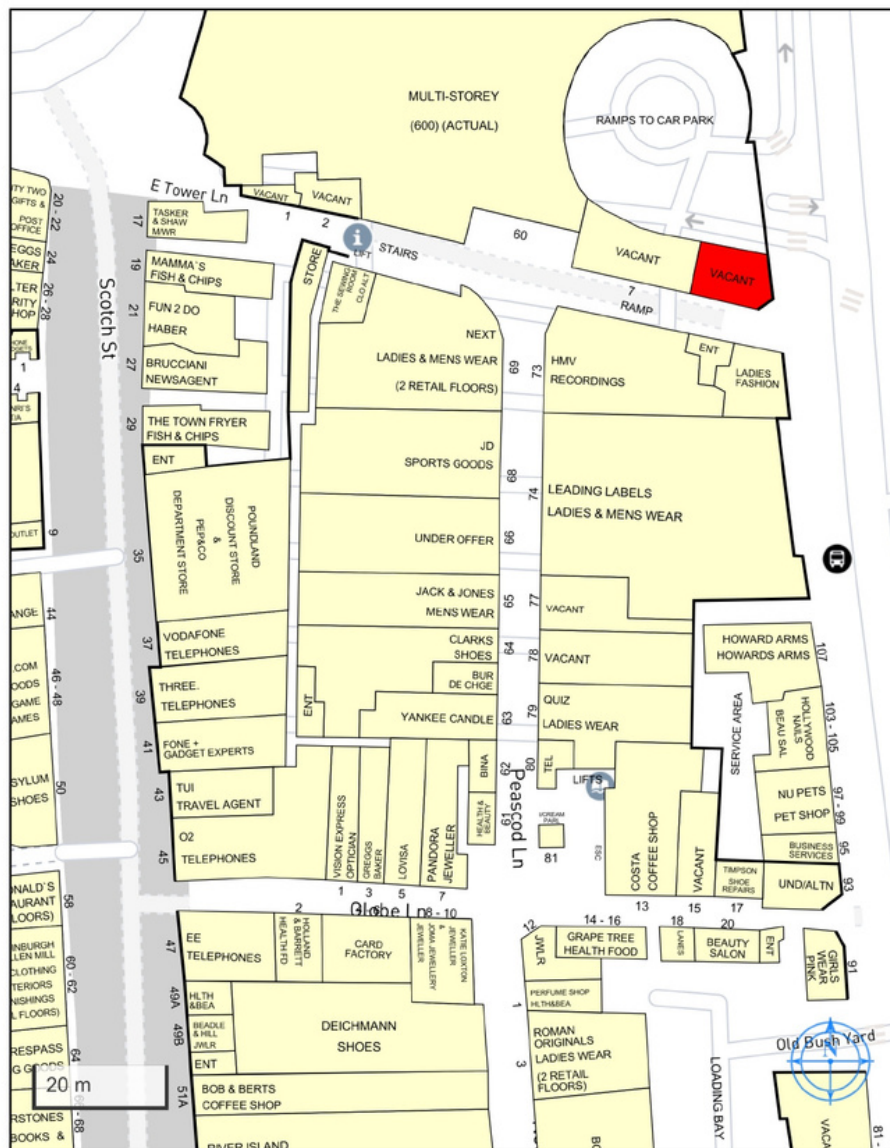
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Carlisle (11 East Tower Goad)

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