

To Let



Workington

Unit S5A, 4 Steelmans Walk, Washington Square

Ground Floor: 1,530 sq ft (142.1 sq m)

Rent on Application

Location & Description:

- **Washington Square Shopping Centre dominates the prime retail offering in Workington town centre and provides approximately 263,000 sq ft of open pedestrianised retail space with 60 retail units.**
- **The centre is anchored by Next, H&M, Home Bargains, Poundland, River Island, New Look and Laura Ashley.**
- **The centre also benefits from a 427 space multi-storey car park.**

Demise:

Ground Floor 1,530 sq ft (142.1 sq m)

Rent:

Available upon request.

Lease:

The unit is available by way of new 10 year effectively full repairing and insuring lease subject to 5 year upward only rent reviews.

Service Charge:

Available upon request.

EPC:

Energy Performance Rating Assessment – D.

Legal and Professional Fees:

Each party to bear their own costs.

Rating Assessment:

Rateable Value (April 2026) – £14,250

Date Prepared:

Updated April 2026

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:

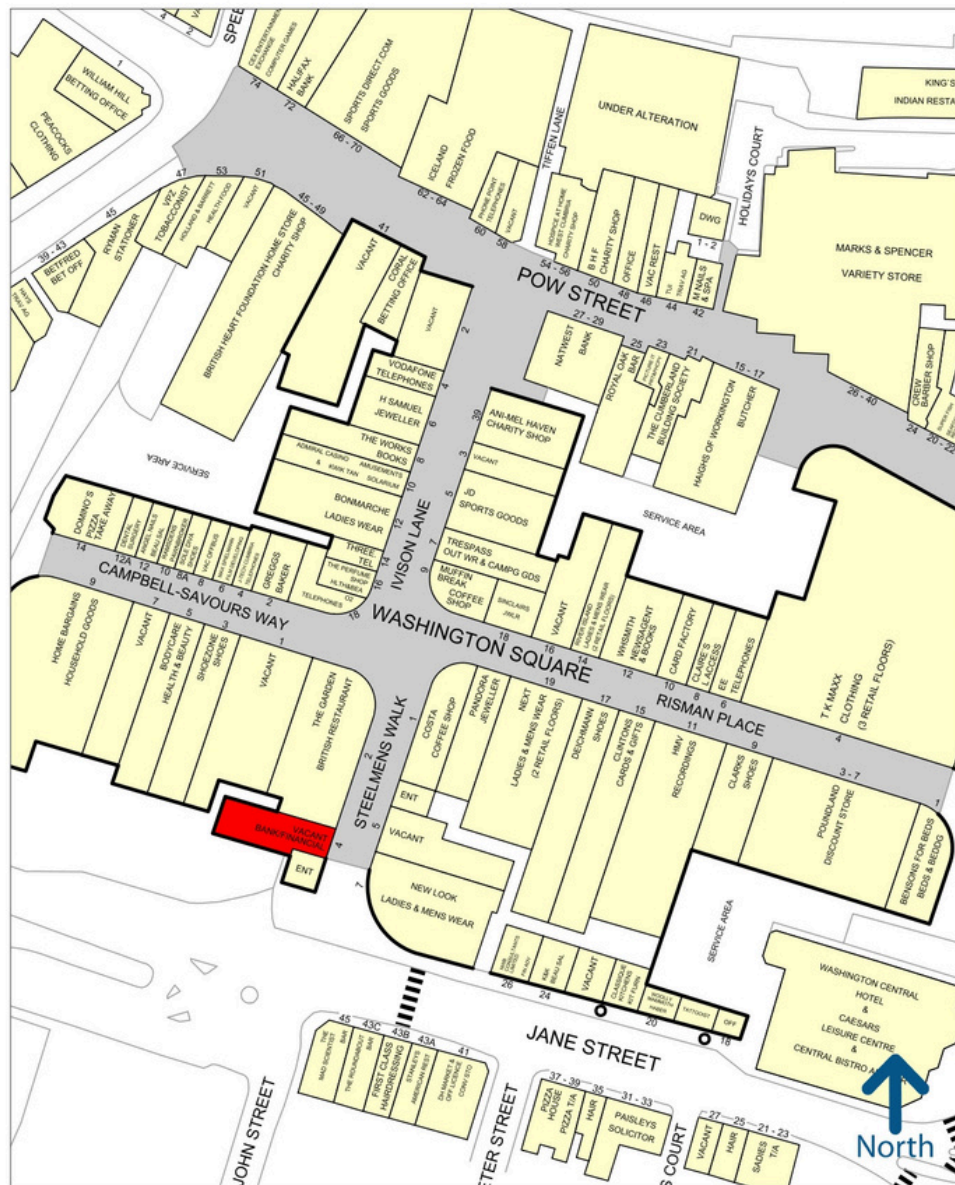
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Workington



50 metres
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Created By: Barker Proudlove Ltd

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