

ANIMATE

PRESTON - PR1 2LB

It's big, it's proud and taking Preston by storm! Animate is the newly opened cinema and bowl led leisure attraction in Preston city centre.



**JOIN LOUNGERS,
ASK ITALIAN, TACO BELL,
COSMO AND MAD GIANT
FOOD HALL .**

TO LET

Competitive Socialising Unit. 10,270 sq ft at £95,000 pa £9.25 psf

With a City population of 250,000, 38,000 students and 2,638 new houses built since 2014, Preston is now home to Animate - a top class leisure destination.

The shell unit has floor to ceiling glazing giving views over the city's sky line.

The majority of the space is 7m high so ideal for sport, play or social gaming .

Offered on a new 15 year effectively FRI lease with 5 yearly reviews.

The Landlord will offer a capital contribution and rent free period.

A 164 space customer car park is accessed directly off the ring road.

The City Bus Station is just 200 m walk with another 600 car spaces.

The scheme could not be more accessible by car, bus or train.



JOINT AGENTS

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