

RETAIL/LEISURE/F&B OPPORTUNITIES

*SUBJECT TO PLANNING

PRIMARK



FISHERGATE.

SHOPPING CENTRE

F FISHERGATE.

SHOPPING CENTRE

“ PRESTON IS A VIBRANT FUSION OF HISTORY, CULTURE AND MODERNITY. ”

Benefiting from a strong student population, levelling up funding of £20.9million and a city investment plan with a 15 year vision for positive change.



TRAIN STATION

ADJACENT TO PRESTON RAILWAY STATION



BUS STATION

0.8 MILES TO PRESTON BUS STATION



780

CAR PARKING SPACES



C. 147,900

LOCAL POPULATION

8 MIN WALK FROM UNIVERSITY OF CENTRAL LANCASTER

54 MINS TO MANCHESTER AIRPORT



UNIVERSITY OF CENTRAL LANCASTER

TRAIN STATION

SURFACE CAR PARK

“ PRESTON WAS ONE OF THE FIRST DESTINATIONS IN THE UK TO WIN THE COVETED PURPLE FLAG AWARD FOR ITS STANDARD IN NIGHTLIFE, SAFETY AND CULTURE; AND HAVE PROUDLY RETAINED IT FOR OVER A DECADE. ”

Preston is also good for business, as measured by PWC good growth index, the city is the highest performing city in the North West.

UCLAN
2023 MOST AFFORDABLE UNIVERSITY

SAFE + SOUND
Preston's nightlife receives gold standard for safety in run up to Christmas

“ANIMATE” SIGNIFICANT INVESTMENT
Preston City Council are actively funding a new mixed use leisure scheme which will be anchored by an 8 screen cinema, a bowling alley and a number of restaurants.



OPPORTUNITY
100,000+ Sq Ft

Redevelopment Potential



**POTENTIAL FOR
DIVISION**

Potential to create
**LEISURE/FOOD &
BEVERAGE HUB**

Subject To Planning
Permission

**SIGNIFICANT
FRONTAGE**

Opportunity for
direct access
onto Fishergate



30+
OCCUPIERS


1.7 MILLION
ANNUAL
FOOTFALL

TJ HUGHES
The Discount Department Store

SPORTS DIRECT.COM

Poundland 

TKmaxx 


McDonald's

LUSH FRESH
HANDMADE
COSMETICS

PRIMARK 

bodycare


STARBUCKS
COFFEE

H.SAMUEL

cardfactory

STRAWBERRY
MOON

ROMAN

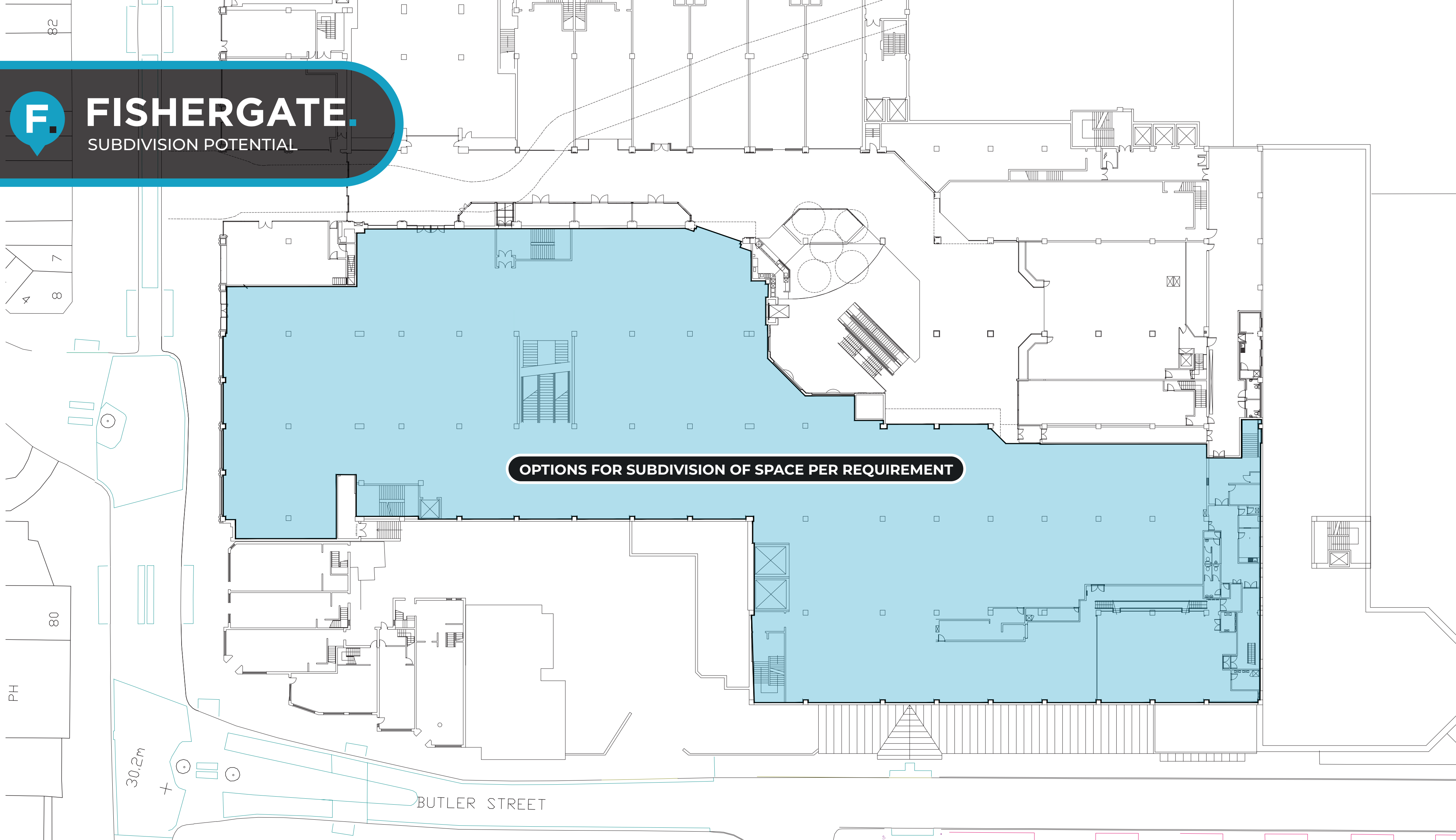
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FISHERGATE

SUBDIVISION POTENTIAL

OPTIONS FOR SUBDIVISION OF SPACE PER REQUIREMENT



PH

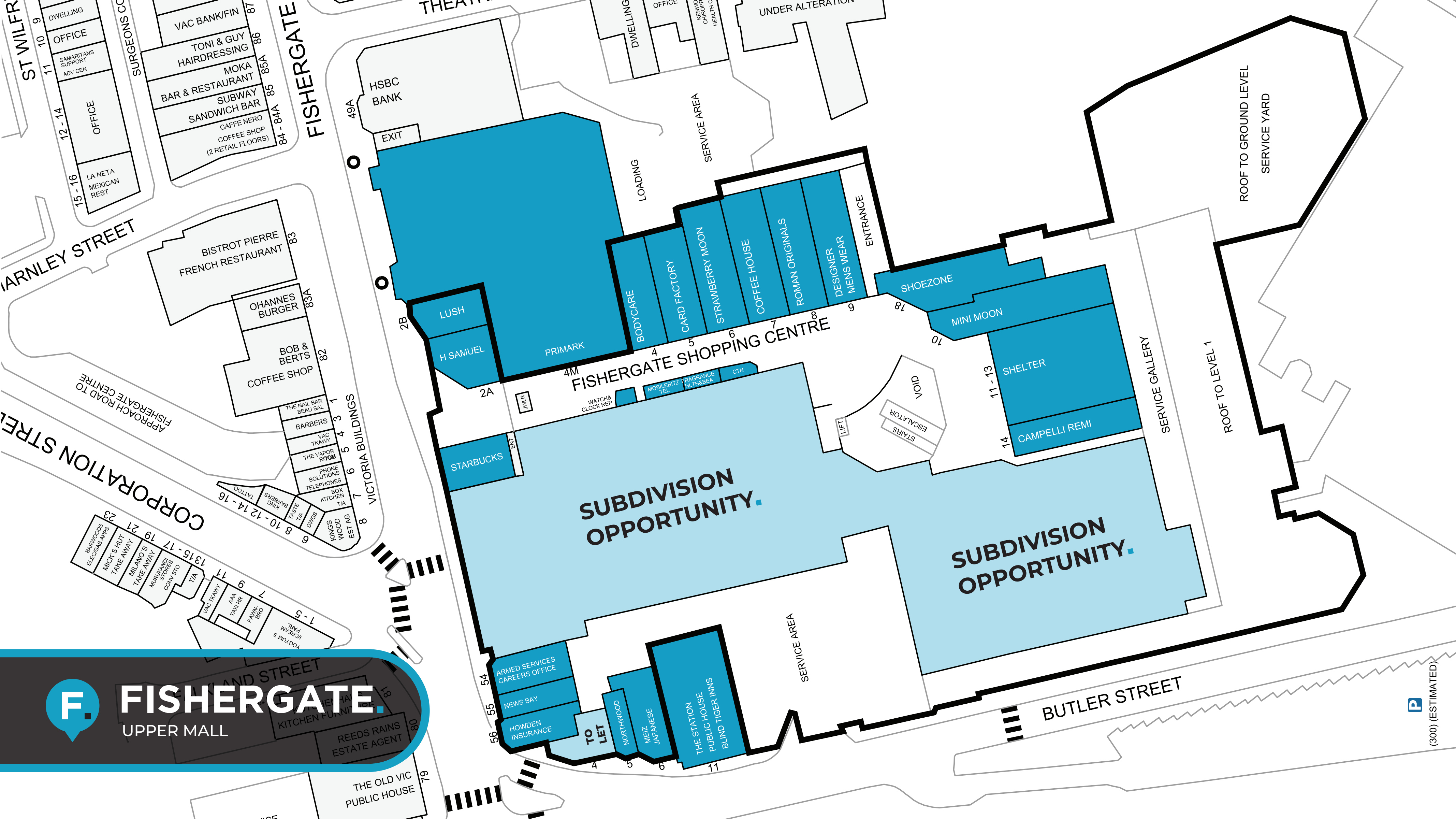
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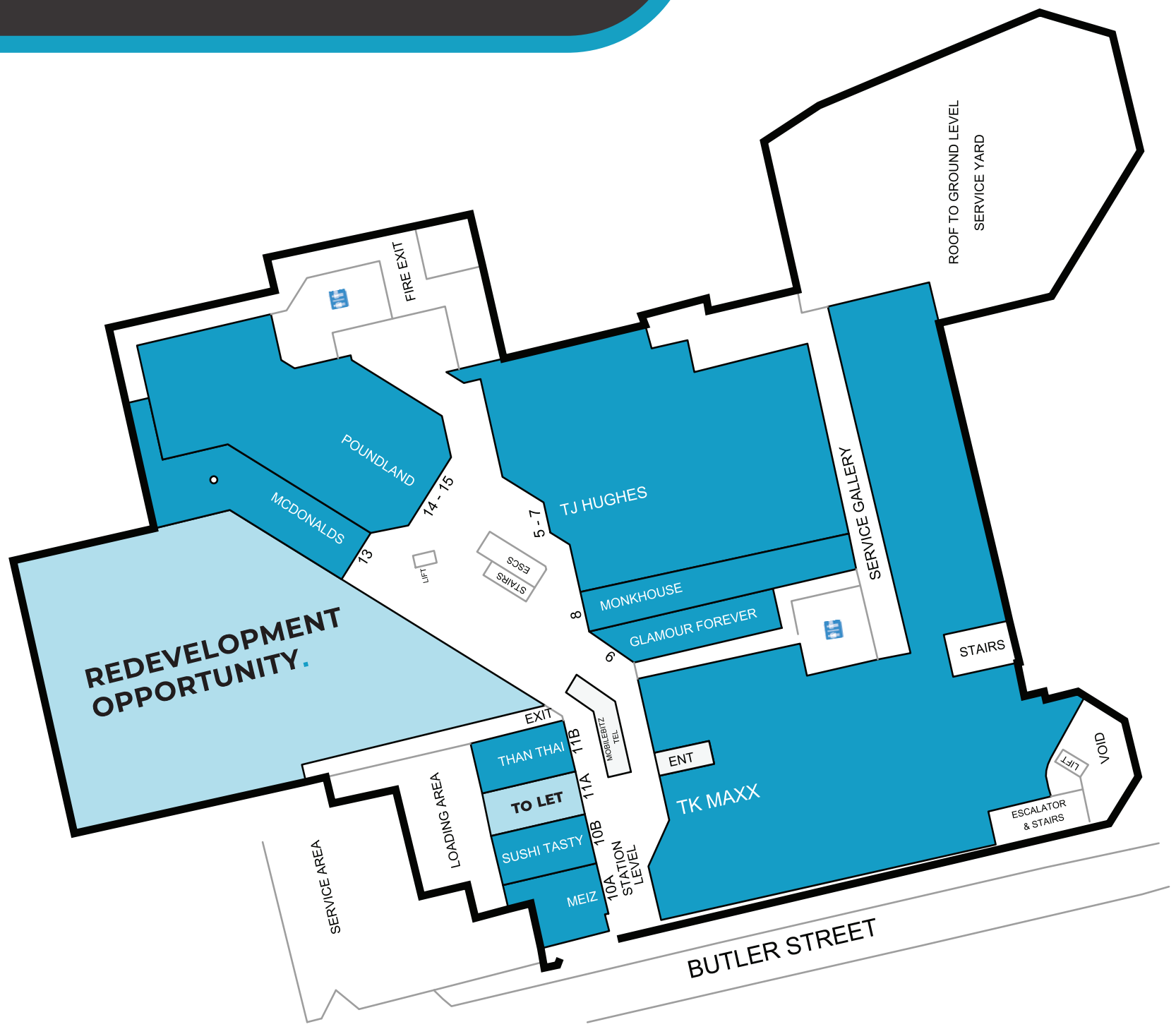
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30.2m

BUTLER STREET



F. FISHERGATE.
SHOPPING CENTRE



LOWER MALL



GROUND FLOOR

BE PART OF IT!



F.

FISHERGATE.

SHOPPING CENTRE

AVAILABILITIES

Unit	Floor	Sq Ft (NIA)
2.11 A	Lower Mall	557
3.15 – 3.17	Lower Mall	14,100
Department Store 1	Lower Mall	120,000
4 Fishergate	External Unit, Butler Street	1,976
Unit 211 B	Lower Mall	745

AGENT



Luke Nicholson
Metis Real Estate
lnicholson@metisrealestate.com
07841 026 097

Charley Foster
Metis Real Estate
cfoster@metisrealestate.com
07572 713 775

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