

BRITTEN

SHOPPING CENTRE



Occupiers inc:

WHSmith

Superdrug

Sue Ryder

PANDORA

GAME

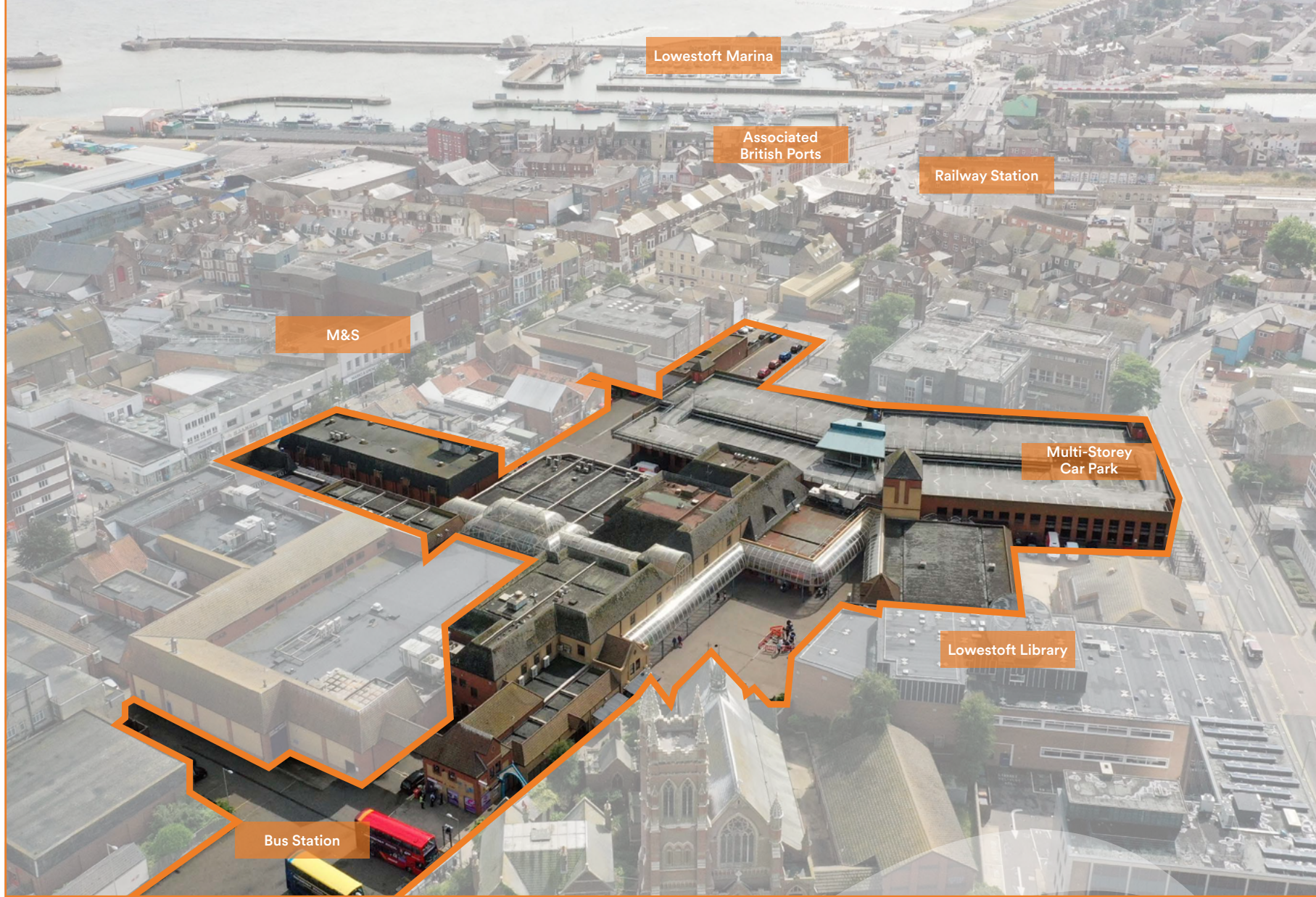
Iceland.co.uk

Card Factory

POST OFFICE

LOWESTOFT
SUFFOLK
EAST ANGLIA

brittencentre.co.uk



BRITTEN

SHOPPING CENTRE




- Britten Centre - town's only established shopping centre occupying prime retail position in Lowestoft centre, with its premier frontage on to the pedestrianised London Road North.
- The Britten Shopping Centre comprises nineteen retailers, grouped under a barrel-vaulted Victorian style roof, on an area long known as 'the prairie'.
- A 330 space multi-storey car park, the town Library, the main Bus Station are all on the doorstep and all major amenities are nearby.




330 
onsite parking spaces,
with over an additional
200+
spaces within
walking distance




£15.5k
(Average purchasing
power per capita)




3.3m
Average footfall
for the year



TRAVEL DISTANCES

Great Yarmouth	11 miles
Norwich	22 miles
Ipswich	38 miles
Bury St Edmunds	54 miles
Cambridge	92 miles
London	129 miles

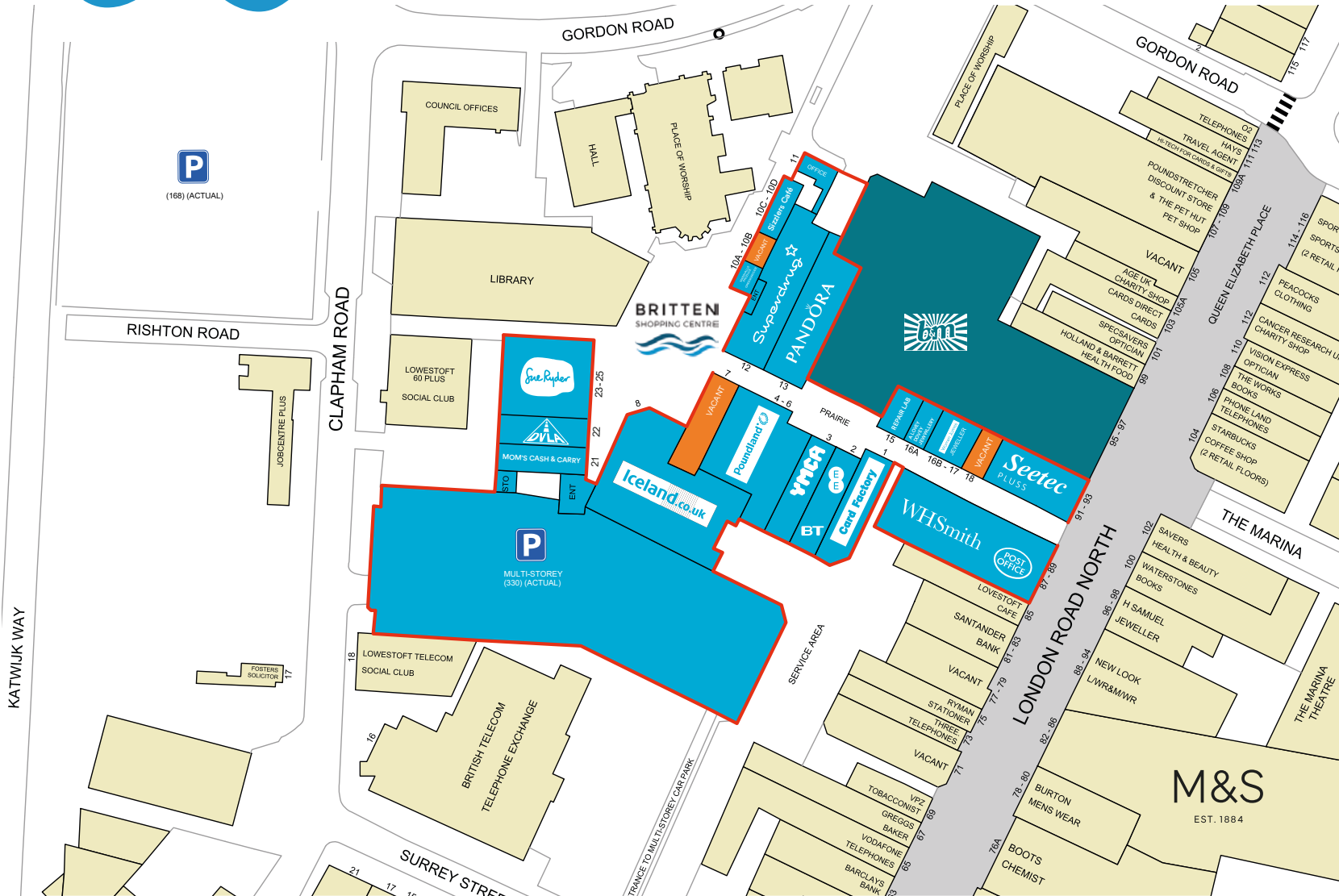
Source: Google Maps 2022

BRITTEN

SHOPPING CENTRE



LOWESTOFT IS A POPULAR HOLIDAY DESTINATION, WITH OVER A MILLION TOURISTS VISITING EACH YEAR



Built in 1987, the subject premises is a locally renowned shopping centre in the heart of Lowestoft. Totalling approximately 55,000 sq ft. Key occupiers within The Britten Centre include **WH Smith, Iceland, Poundland, Sue Ryder, Superdrug** and an array of local independent traders.

SERVICE CHARGE & INSURANCE

A service charge is payable on all units. The Landlord will insure the premises, the premiums to be recovered from the tenant.

SERVICES

The units have electricity and water connected as far as we are aware.

PLANNING

Under the new E Use Class the properties could be used as a shop, café, restaurant, nursery or gym without the need for a planning application.

RATES PAYABLE

The rates payable will depend on the occupier's circumstances and can be obtained from either East Suffolk Council (Business Rates: 01842 756568), or via www.gov.uk/correct-your-business-rates which includes a rates payable calculator.

LEGAL COSTS

Each party is responsible for their own legal costs in connection with the granting of a lease.

RATES RELIEF

An occupier may receive up to 50% relief until 31st March 2023 but this is subject to a statutory cap. Interested parties are advised to make their own enquiries with the local council to verify this information.

[Click](#) on a vacant orange unit to download brochure detail

[Hover over](#) a vacant orange unit to view property detail

(Technical limitations could apply to some web browsers. For best results, please download and view in Adobe Acrobat)

*Potential occupiers to make own enquiries to clarify accuracy of data.

