



fieldonbridge

RETAIL & LEISURE PARK BISHOP AUCKLAND

Sat Nav:
DL14 9TT



Retail and Leisure Opportunities

On site October 2019
PC October 2020

Cinema / Health and Fitness / Bingo / Bowl / Restaurants / Retail

Proposed 131,000 sq ft Retail & Leisure Scheme - Units from 1,500 sq ft to 25,000 sq ft

UNDER OFFER TO **REEL CINEMA**
Tenpin Bowling
SUPERBOWL UK At Its Best

**BISHOP AUCKLAND
SHOPPING PARK**

Sainsbury's
M&S Simply Foods
Brantano
Pets at Home
Poundland
Boots
Next
TK Maxx
Home Bargains
Costa
Superdrug
Card Factory
JD Sports

TESCO
extra



Bishop Auckland, DL14
9TT, United Kingdom

Sainsbury's

TP Travis Perkins



REELCINEMA

SUPERBOWL UK



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RETAIL & LEISURE PARK BISHOP AUCKLAND

JEWSON



Iceland

FRANK'S
THE FLOORING STORE



£ pound
stretcher

HOMEBASE

bensons
to beds

Roman Way Industrial Estate



Brewers Fayre

Premier Inn

A6072

River Gaunless

The Scheme

The proposed scheme will extend to approximately 131,000 sq ft on the ground floor (GIA) with 600 surface car parking spaces.

Location

Bishop Auckland is located in County Durham approximately 12 miles north west of Darlington and 12 miles south west of Durham. The site is situated fronting the A688 and 3 miles south of Bishop Auckland town centre. The A688 is one of the main arterial roads into Bishop Auckland with approximately 16,000 vehicles passing the site a day.

Situation

This part of Bishop Auckland has transformed over the last few years to become a major retail hub for County Durham with notable retail schemes that have opened recently including Sainsbury's, Tesco Extra and the Bishop Auckland Shopping Park that includes Next, M&S Simply Food, TK Maxx, Boots, Lidl and Pets at Home. New Superdrug has recently opened for one of their new out of town format stores.

Demographics

Bishop Auckland has a resident population of 24,392 people. Bishop Auckland serves a catchment area of more than 150,000 people (Bishop Auckland Masterplan - Durham County Council).

Proposed Accommodation

Unit	Use	Size
1	A1	2,500 sq ft (flexible)
2	Cinema	U/O TO REEL CINEMA
3	A3	3,600 sq ft
4	A3	3,800 sq ft
5	A3	4,675 sq ft
6	D2	U/O TO SUPERBOWL UK
7	D2	8,450 sq ft
8	A1	25,400 sq ft
9	A1	10,400 sq ft
10	A1	5,200 sq ft
11	A1	5,200 sq ft
12	A1	8,000 sq ft
13	A1	8,200 sq ft
14a	A1	1,500 sq ft
14b	A1	1,500 sq ft
14c	A1	1,500 sq ft
14d	A1	1,500 sq ft

Layout Plan:



STATS:



**Population
Catchment Area**
for the Sainsbury's
is 85,000



**Overall
Catchment Area**
of 173,700
in 2016



**Total Convenience
Goods Expenditure**
was £279m in 2016
for the catchment



**Total Comparison
Goods Expenditure**
was £534m in 2016
for the catchment



**Leisure
Expenditure**
was £201m by 2016
for the catchment

Planning

The scheme has detailed planning consent (June 2018) for approximately 131,000 sq ft of retail and leisure uses.

Availability

Units from 1,500 sq ft to 25,000 sq ft.

Lease/Rent

The units are available to let by way of a new full repairing lease for a term to be agreed. Rental details are available upon request.

VAT

All prices, premiums and rents are quoted exclusive of VAT at the prevailing rate.

Business Rates

The units will not be assessed until they are constructed. Interested parties are advised to make their own enquiries with the Local Authority.

Service Charge

Further details are available upon request.

Legal Costs

Each party is to be responsible for their own legal and professional costs incurred in the transaction.

EPC

The units have no energy performance rating but will be assessed post construction.

Further Information

For further information please contact the joint letting agents:

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