

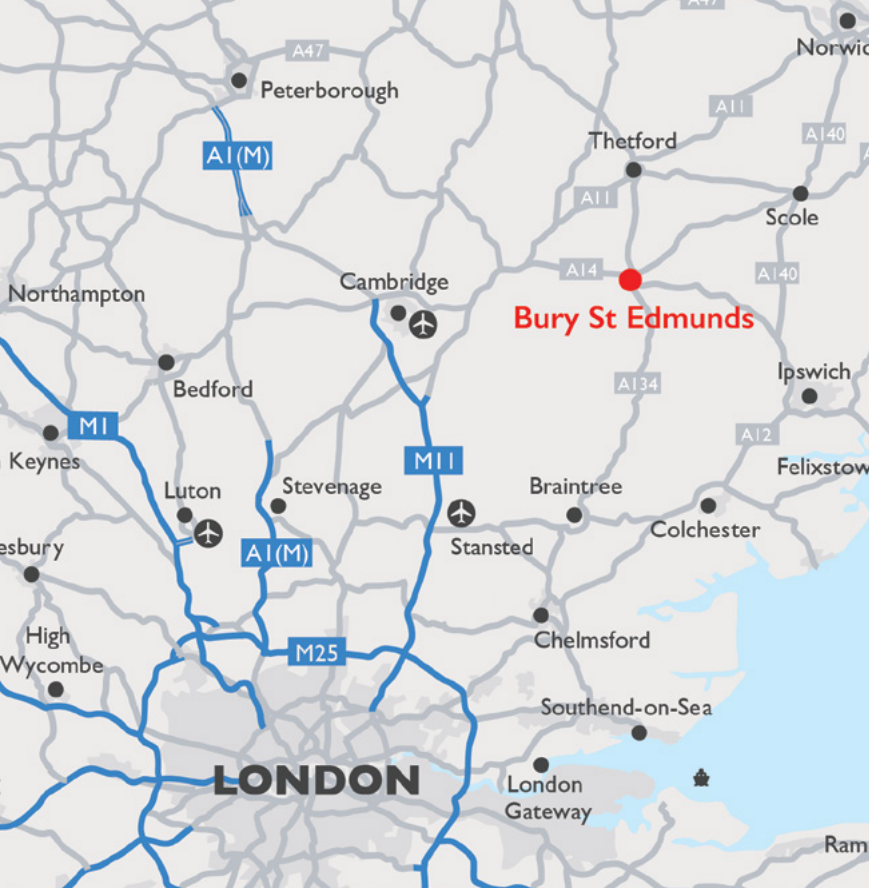
TOWN CENTRE LEISURE SCHEME



# the parkway

BURY ST EDMUNDS  
IP33 3BA



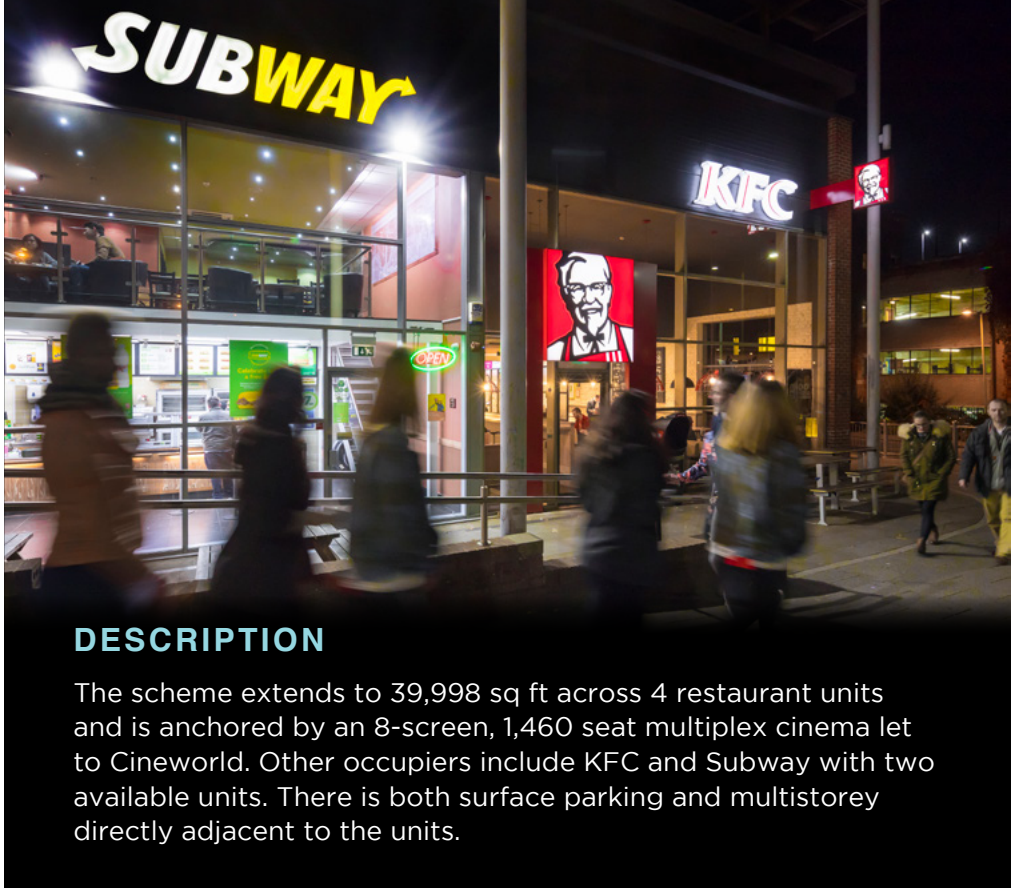



Population within 20 minutes:  
**104,000**



Households:  
**45,000**

Home Ownership:  
**66%**



**DESCRIPTION**

The scheme extends to 39,998 sq ft across 4 restaurant units and is anchored by an 8-screen, 1,460 seat multiplex cinema let to Cineworld. Other occupiers include KFC and Subway with two available units. There is both surface parking and multistorey directly adjacent to the units.


**LOCATION**

Bury St Edmunds is an affluent and historic market town in Suffolk. The nearest major conurbations are Colchester 35 miles to the south, Cambridge 30 miles to the west, Ipswich 27 miles to the South East and Norwich 45 miles to the North East.

The scheme is situated in the town centre and fronts The Parkway (A1302) which is the major arterial route through the town. Across the road is The Arc Shopping Centre which is the dominant retail scheme in the town. Primark will open in the former Debenhams later this year along with a small 3 screen Everyman Cinema in the basement.

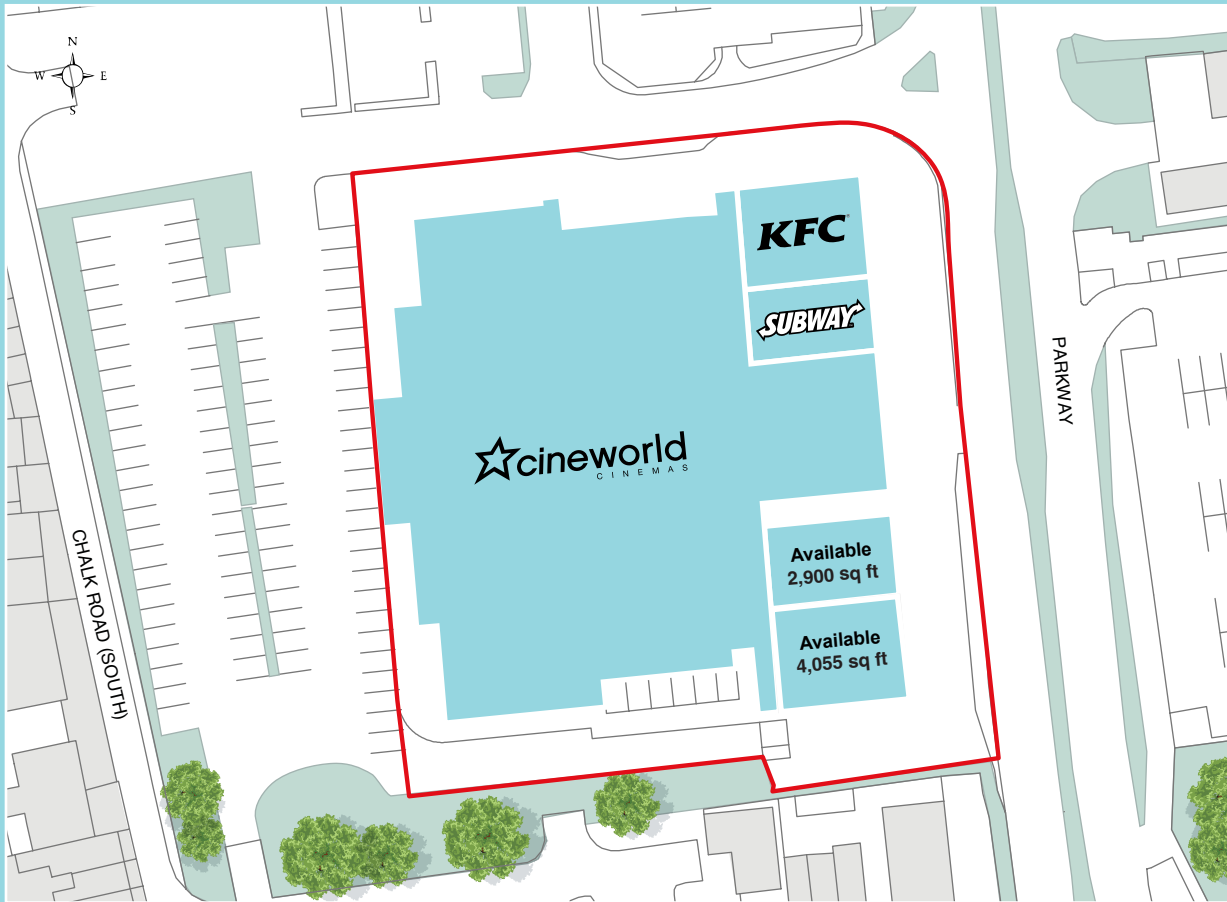



Economically Active:  
**75%**



Car Ownership:  
**86%**





FOR INDICATIVE PURPOSE ONLY.

## ACCOMMODATION

Unit	Occupier	sq ft
1	Available	4,055
2	Available	2,900
3	Cineworld	3,308
4	KFC	2,591
4a	Subway	704
Cinema	Cineworld	26,481

## PLANNING

The original consent permitted class D2 for the cinema and A3 for restaurants with takeaway being ancillary use.

## OPPORTUNITY

Two units are available comprising 4,055 sq ft and 2,900 sq ft respectively. The units can be split or amalgamated and are available either part fitted or stripped back to shell.



## CONTACT

For further information and quoting terms please contact:

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