



£985M
LOCAL GOODS EXPENDITURE



4M
VISITORS PER YEAR



£7M CORNHILL MARKET UNDERGOING
£7 MILLION REFURBISHMENT -
OPENING AUTUMN 2023

**CORNHILL
MARKET
LINCOLN**

**CHANGING
THE LANDSCAPE
FOR LINCOLN'S
MARKET TRADERS**



£215M
GENERATED BY TOURISM



Eddisons Incorporating Banks Long & Co

WATERSIDE SHOPPING CENTRE

SITUATED IN THE HEART OF THE CITY

Lincoln's Cornhill Market is prominently located in the city's prime retail area and benefits from the surrounding amenities and recent successful regeneration schemes including; The Cornhill Quarter, the award-winning, 1,000 space multi-storey car park, new bus station and Lincoln Train Station.

Lincoln is the administrative centre and largest city in Lincolnshire with an urban population of **130,000** and a total catchment population of **545,000**, giving it a total comparison goods expenditure of over **£985** million. Lincoln also benefits from its ever-growing universities. The student and academic staff population is estimated to be circa **15,000** and contributes over **£250** million to the local economy.

Please note that some images used are for illustrative purposes only.

545,000

CATCHMENT POPULATION



£250M

STUDENT ECONOMY CONTRIBUTION

THE DEVELOPMENT

The Cornhill Market is currently being fully upgraded to meet the requirements of a modern market hall with an investment of **£7 million** to provide:

- Comprehensive refurbishment of the external built fabric.
- Glazed full height arches connecting the outside to the inside.
- Replacement roofing and glazed lanterns.
- 35 freestanding stalls in the interior space of a contemporary, minimal design for local businesses to promote local produce and an area within the centre of the Market Hall to accommodate seating for the associated food outlets within the stalls.
- New themed restaurant unit fronting Sincil Street.
- Hot food and drink stalls with extraction.
- Feature mezzanine providing additional food and drink units with communal seating areas.



£7M
REFURBISHMENT BUDGET

35
PRIME UNITS AVAILABLE

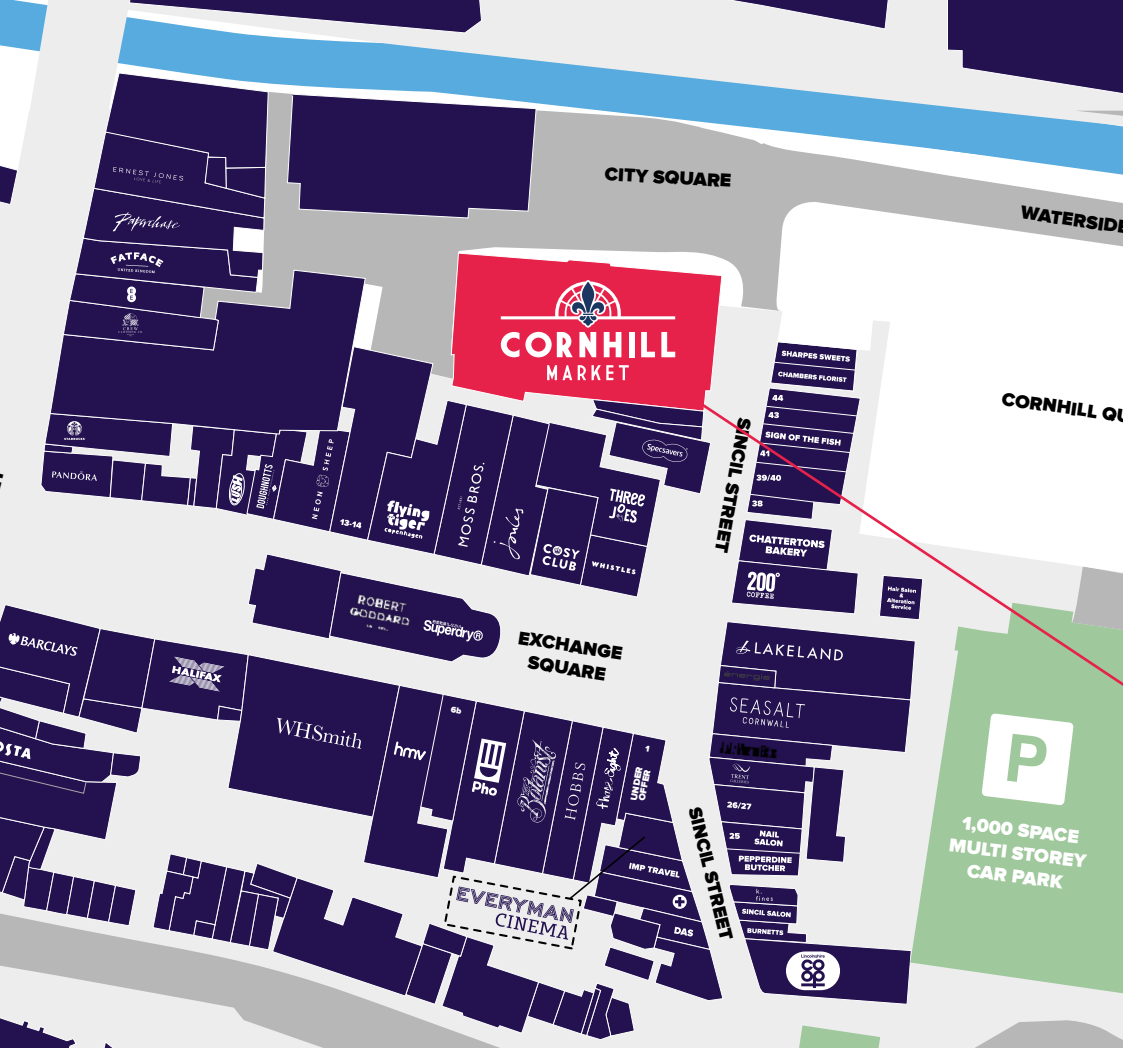
TOP QUALITY NEIGHBOURS

| | | | |
|-----------------|-----------------|------------|------------------|
| THREE JOES | WHISTLES | Specsavers | COZY CLUB |
| 200° COFFEE | LAKELAND | Britains | SEASALT CORNWALL |
| TRENT GALLERIES | Jonles | MOSS BROS. | Pho Eight |
| Pho | EVERYMAN CINEMA | HOBBS | |



545,000
POPULATION CATCHMENT





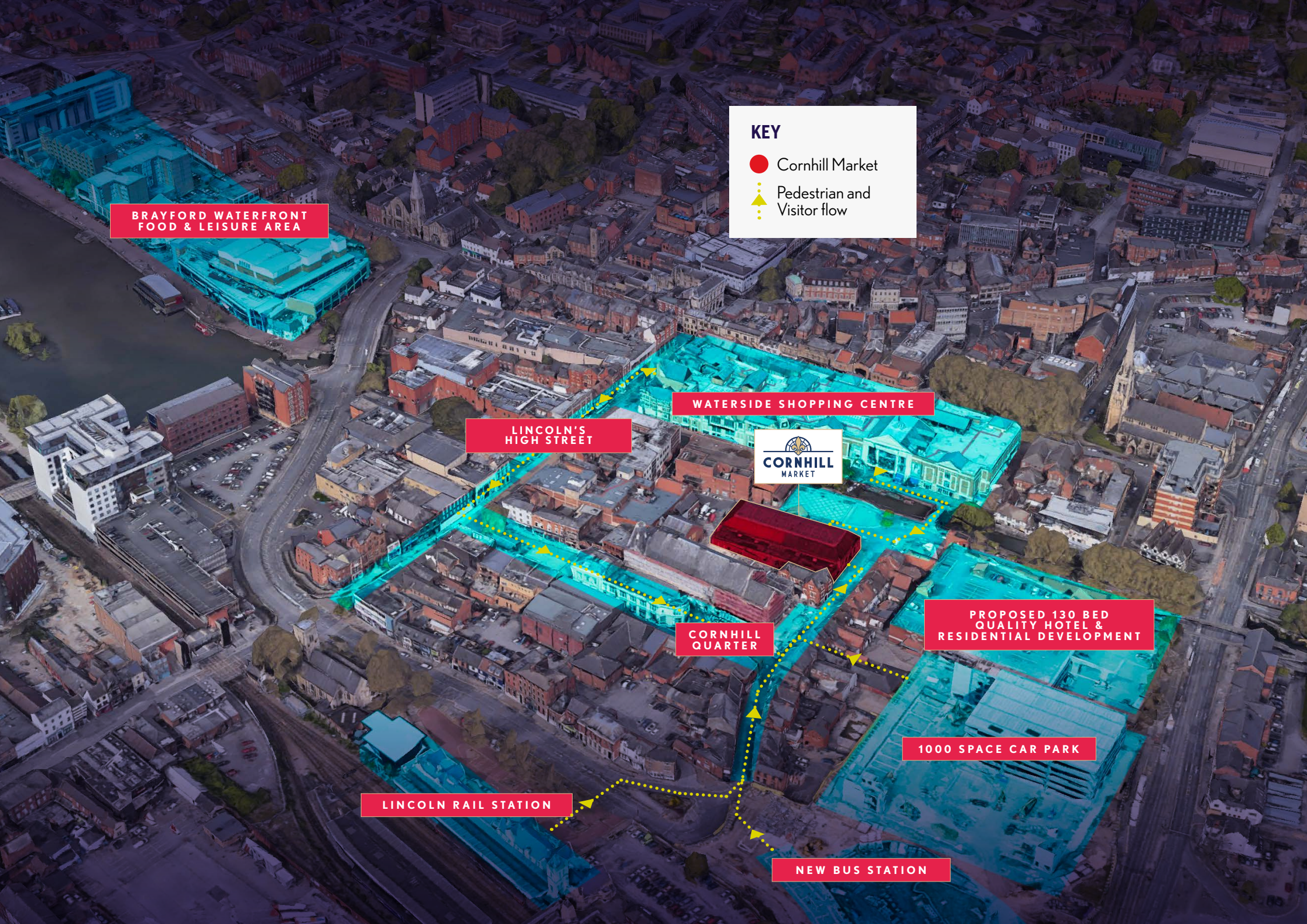
THE CORNHILL VISION

Lincoln's Cornhill Market refurbishment aims to deliver a modern market hall trading environment which provides an important service to the local and regional community. We are looking for independent businesses which can provide a range of options for eating and drinking, including 'dining-in' in the central seating area and quality products for customers to take home, from hand-crafted gifts, jewellery and homeware, to original artwork, ceramics and beautiful flowers.



1000

CAR PARKING SPACES WITHIN 100 YARDS



**BRAYFORD WATERFRONT
FOOD & LEISURE AREA**

KEY

- Cornhill Market
- ⋯ Pedestrian and Visitor flow

**LINCOLN'S
HIGH STREET**

WATERSIDE SHOPPING CENTRE



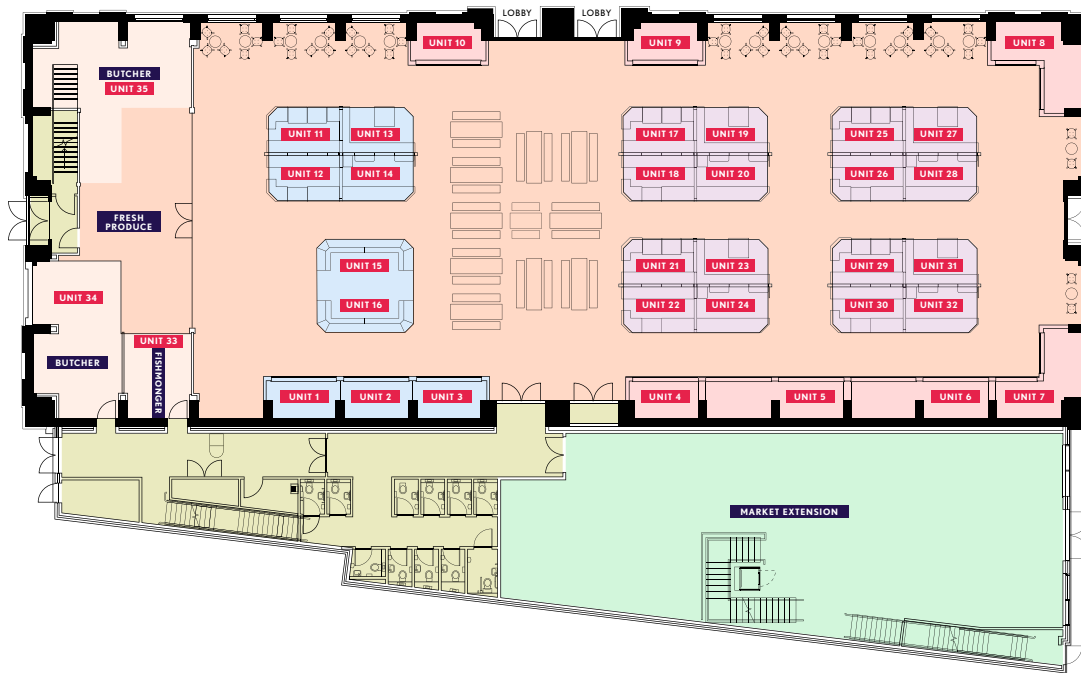
**CORNHILL
QUARTER**

**PROPOSED 130 BED
QUALITY HOTEL &
RESIDENTIAL DEVELOPMENT**

1000 SPACE CAR PARK

LINCOLN RAIL STATION

NEW BUS STATION



GROUND FLOOR

Currently there are **35 units** available on the Ground Floor providing a range of sizes and allocated uses. For more details and an application form, please click the links below.

[MORE DETAILS](#)

[TENANCY APPLICATION FORM](#)

TENANCY

3 year contracted out tenancy incorporating a landlord/tenant right to break the least after 6 months rolling basis with one month notice.

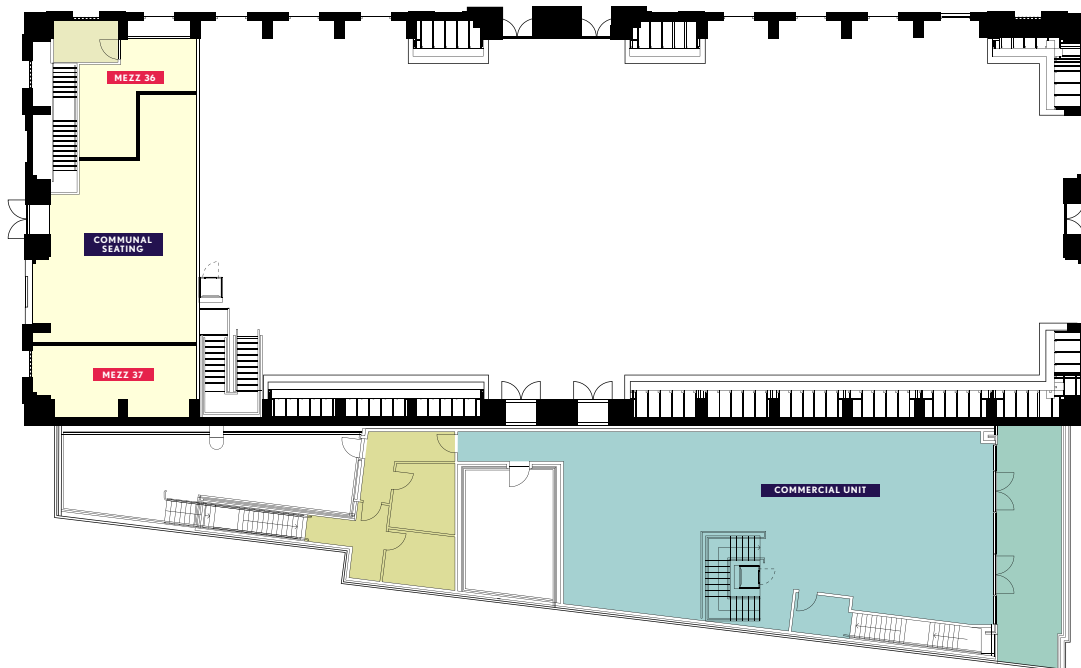
The lease will provide for annual rent reviews- the rent to be set by the landlords will allow the landlord the right to change rent on either a fixed or turnover basis.

The tenant will be obliged to pay a service charge and will be separately responsible for the payment of business rates.

| UNIT NO. | RENT £ PCM* |
|----------|-------------|
| 01 | 330 |
| 02 | 330 |
| 03 | 330 |
| 04 | 660 |
| 05 | 1,000 |
| 06 | 1,000 |
| 07 | 1,000 |
| 08 | 1,000 |
| 09 | 660 |
| 10 | 660 |
| 11 | 330 |
| 12 | 330 |
| 13 | 400 |
| 14 | 400 |
| 15 | 500 |
| 16 | 500 |
| 17 | 400 |
| 18 | 400 |

| UNIT NO. | RENT £ PCM* |
|----------|-------------|
| 19 | 350 |
| 20 | 350 |
| 21 | 400 |
| 22 | 400 |
| 23 | 350 |
| 24 | 350 |
| 25 | 350 |
| 26 | 350 |
| 27 | 500 |
| 28 | 500 |
| 29 | 350 |
| 30 | 350 |
| 31 | 500 |
| 32 | 500 |
| 33 | 800 |
| 34 | 1,250 |
| 35 | 1,250 |

* A service charge will be payable.



MEZZANINE

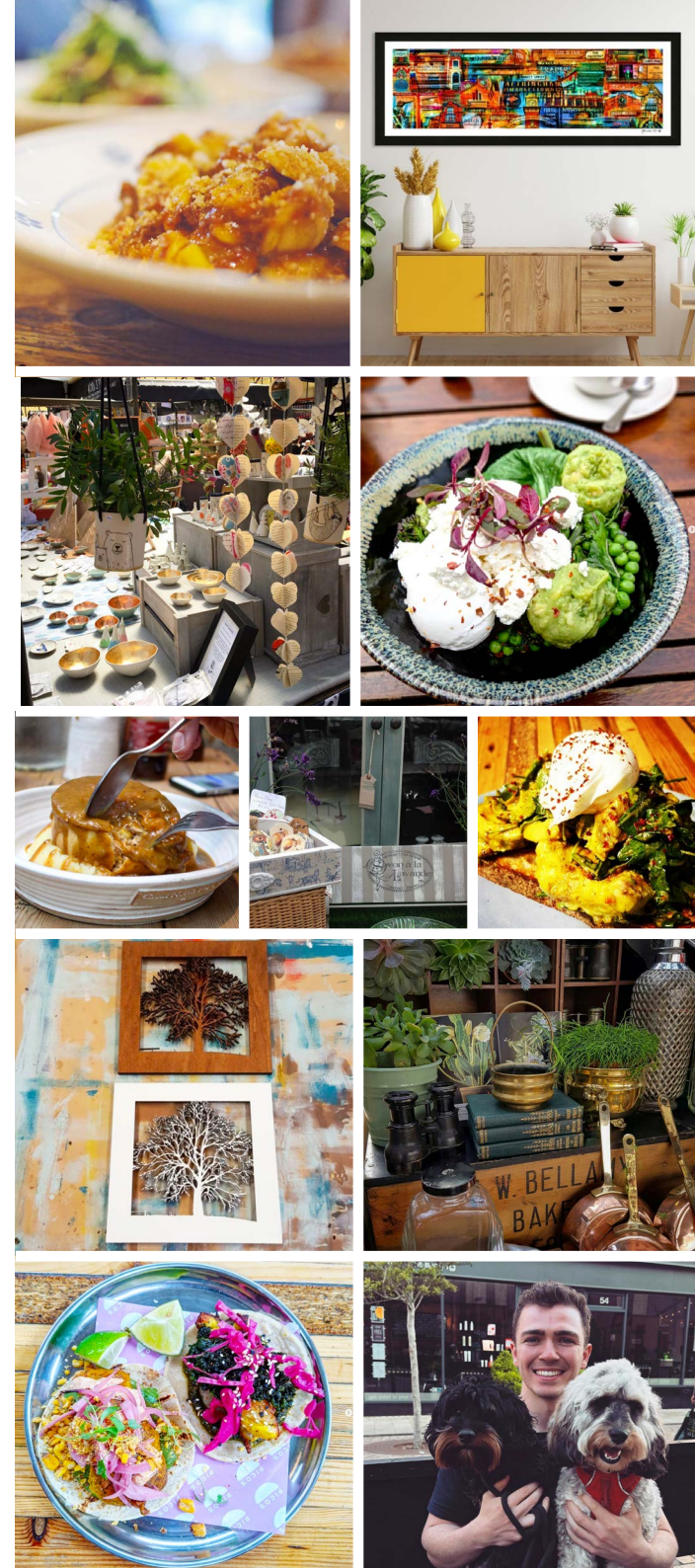
Two food and drink units within the mezzanine with shared communal seating. For more specific details and an application form, please click the links below.

| UNIT NO. | RENT £ PCM* |
|----------|-------------|
| MEZZ 36 | 500 |
| MEZZ 37 | 850 |

* A service charge will be payable.

[MORE DETAILS](#)

[TENANCY APPLICATION FORM](#)



INTERESTED?

For further information please see below:

TENANCY APPLICATION FORM



EMAIL



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Eddisons | Incorporating
Banks Long & Co