

# Hull

Landlord instruction

Clough Road Retail Park, HU6 7PT



- 10,000 sq ft to let with bulky goods planning consent
- 19,000 cars passing site daily
- 850,000 people within a 30 minute catchment



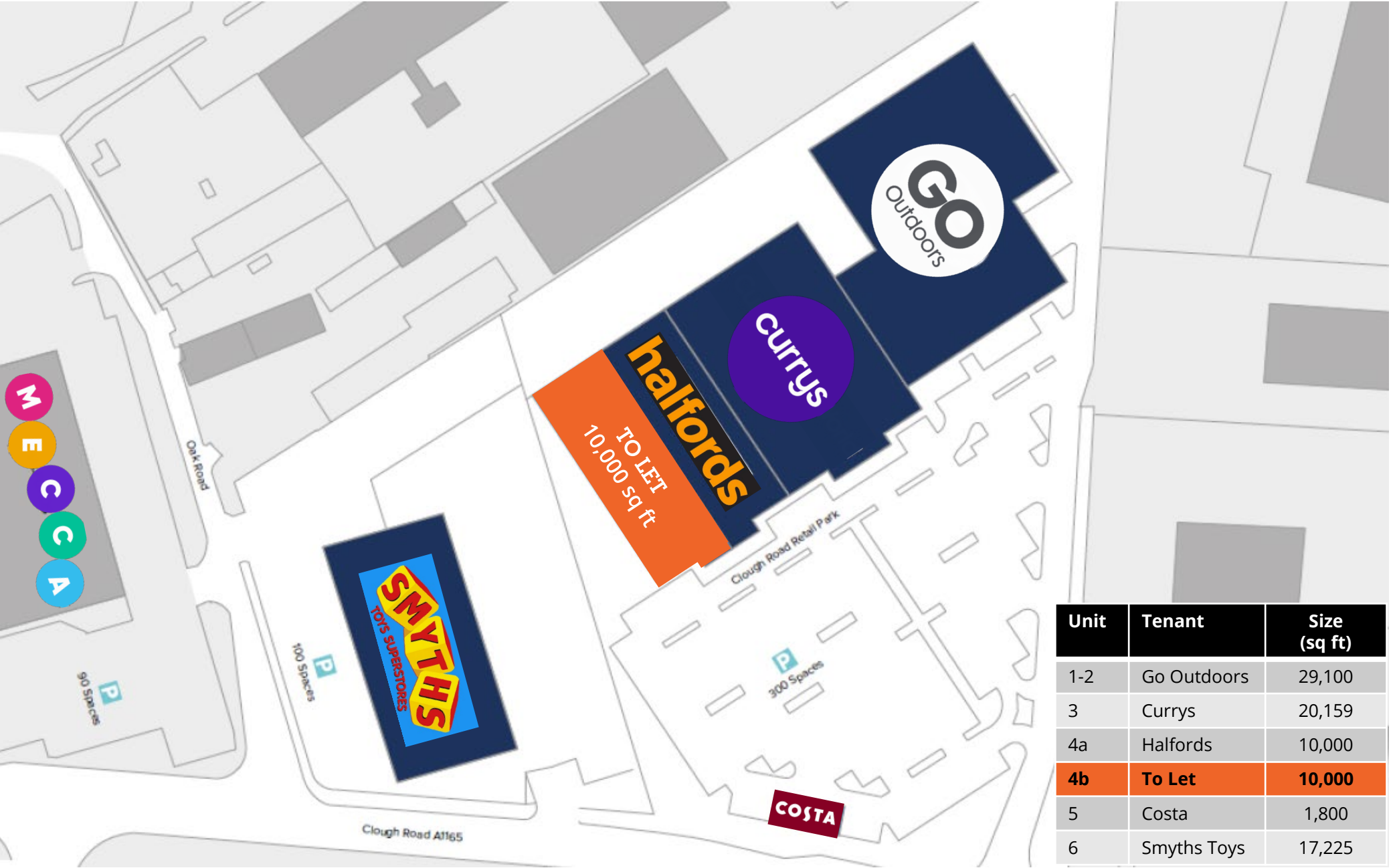


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Unit	Tenant	Size (sq ft)
1-2	Go Outdoors	29,100
3	Currys	20,159
4a	Halfords	10,000
4b	To Let	10,000
5	Costa	1,800
6	Smyths Toys	17,225

# Clough Road Retail Park, Hull, HU6 7PT



Scheme size  
**88,500 sq ft**



Planning consent  
**Class E bulky goods**



Prominent location  
**2 miles north  
of town centre**



Parking spaces  
**363 (1 : 243 sq ft)**



Client  
**Marcol**

## Location

Hull is the regional capital of the East Riding of Yorkshire, and the city was the 2017 UK City of Culture. There is a population of 270,000 people within a 15 minute drive time, and Clough Road sits 2 miles north of Hull city centre.

## Description

The area is an established retail warehouse pitch with many occupiers present, and the subject property is well located with ample frontage to Clough Road. The scheme was refurbished in 2017.

## Demographics

145,833 people living within a 10 minute drive time, increasing to 371,506 within a 20 minute drivetime.

## Existing occupiers

Smyths Toys, Halfords, Currys and Costa.

## Availability

Unit 4b, which extends to 10,000 sq ft is available to let.  
The rateable value for Unit 4b is £76,500 (2023/24).

## Inspections and further enquiries

All inspections and further enquiries are to be arranged through Avison Young.

# To find out more, please contact:-

**George Stratton – Avison Young**

07766 131 946

[george.stratton@avisonyoung.com](mailto:george.stratton@avisonyoung.com)

**Paul Cancho-Marchena – Thompson Heaney**

0121 262 6593

[paul@thompsonheaney.co.uk](mailto:paul@thompsonheaney.co.uk)

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