

# Colchester St Nicholas Quarter, 1-21 Long Wyre Street, CO1 1LR



**JAMIESON  
MILLS**  
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**Whybrow**

» A new Restaurant and Leisure destination for Colchester

## Location

Colchester is located approximately 50 miles north east of London with fast rail links to London (50 minutes) and easy access to the M25 via the A12. St Nicholas Quarter is located at the junction of St Nicholas Street, Long Wyre and Culver Street East.

The scheme is opposite the Three Wise Monkeys and anchored by a 4,000 sq ft Romano Lounge. The gardens immediately outside are due for a major upgrade by the Council and the property is adjacent Primark and the Curzon Cinema is 2 minutes walk away.



## Description

St Nicholas Quarter comprises 7 restaurant/leisure units arranged over ground and first floors. In addition there are 24 residential apartments over.

**Unit 1** | 1,536 sq ft (142.7 m2) | Available

**Unit 2** | 2,052 sq ft (190.6 m2) | Let to Spy Mission

**Unit 3a** | 2,853 sq ft (265.1 m2) | Available

**Unit 3b** | 4668 sq ft (433.7m2) | Let to Dragonfly Lounge

**Unit 3c** | 4014 sq ft (372.9m2) | Let to Romano Lounge

**Unit 4a** | 1934 sq ft (179.7 m2) | Let to Supersight

**Unit 4b** | GF 612 sq ft (56.9m2) | Let to Escape Hunt

**Unit 4b** | FF 11,121 sq ft(1,033.2 m2) | Let to Escape Hunt

Floor areas are GIA and alternative configurations will be considered.

### » Rents

Upon application

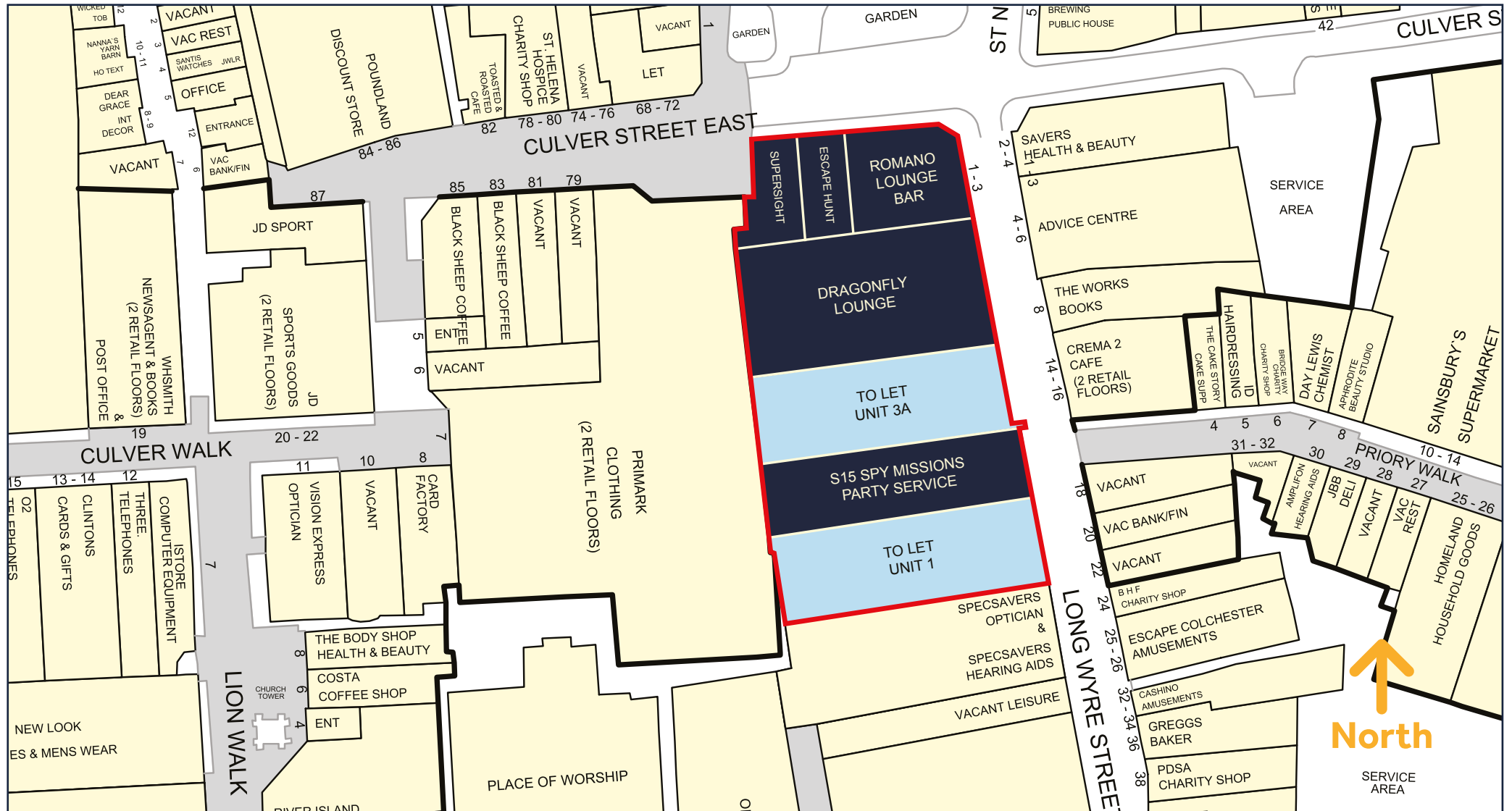
### » Rates

The vacant units have yet to be assessed for rates

### » EPC

The units have yet to be assessed.

# Location plan



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## Contact

### Jamieson Mills:

Russ Walker

Mobile: 07974 170438

Email: [rjw@jamiesonmills.com](mailto:rjw@jamiesonmills.com)

### Whybrow:

Ewan Dodds BSc FRICS

Office: 01206 577667

Mobile: 07957 862773

Email: [ewan@whybrow.net](mailto:ewan@whybrow.net)

Charntelle Goodyear

Office: 01206 577667

Email: [charntelle.goodyear@whybrow.net](mailto:charntelle.goodyear@whybrow.net)

Maria Newman

Office: 01206 577667

Email: [m.newman@whybrow.net](mailto:m.newman@whybrow.net)

On the instruction of



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