



NEW RESTAURANT OPPORTUNITY IN CITY CENTRE

ROUND  
CHURCH  
STREET

CAMBRIDGE



BIDWELLS



# ROUND CHURCH STREET CB2 1UB

Be part of a very different culture.

Round Church Street represents a fantastic new build opportunity, for an occupier to create its own identity, adjacent to the world famous Cambridge Union (University Debating) Society building in the historical heart of Cambridge. The Cambridge Union Society has over 65,000 members worldwide, has been providing a forum for free speech for over 200 years. The building has played host to a long list of high profile public figures including Winston Churchill, Margaret Thatcher, Ronald Regan, the

Dalai Lama, Clint Eastwood, Harrison Ford, Russell Brand, Jeremy Paxman, Lord Coe, Roy Hodgson, Lord Alan Sugar and Heston Blumenthal. These figures, and many others, have come to debate both interesting and contentious topics which the venue has become famous for.

Planning for the new restaurant unit incorporates a redevelopment of the adjacent Cambridge Union Society Building, including removing the 1930s facade and replacing with a more sympathetic frontage for the restaurant space behind.





# AT THE HEART OF A VIBRANT AND HISTORIC CITY

Opposite the Local Authority Partnership are seeking planning permission to redevelop the existing multi storey car park to move the 225 vehicle and 280 cycle spaces underground and create a new 229 bed Wilde Aparthotel by Stay City. The car park serves the historic core of Cambridge colleges, tourists, shoppers and theatre goers.

You will also be very close to the river and Quayside tourist area, which plays host to the principal punting location in Cambridge. This is a vibrant area for eating and drinking with operators that include: Prezzo, Cote, Las Iguanas, ThaiKhun, Fitzbillies, Wildwood and Patisserie Valerie.

Within a few minutes walk of the prime retailing area.

The area supports residents, tourists, shoppers, students and office workers.

Cambridge receives 8.1 million visitors per year bringing around £835million to the city\*

\*Guardian newspaper 2018







# ROUND CHURCH STREET

CAMBRIDGE

John Lewis

Market Square

Retail restaurant locations

Round Church Street Restaurant

PDC Theatre

New multi storey car park  
and ApartHotel

Cambridge College







Cambridge College

Bridge Street

- Cote
- Cafe Rouge
- Wild Wood
- Patesserie Valerie
- Byron
- Bella Italia
- The Mitre

Quayside

- Prezzo
- Thaikhun
- Las Lguanas
- Varsity Hotel
- Fitzbillies
- Puntyard



# ABOUT THE UNIT

## ACCOMMODATION

This new corner shell unit will provide the following approximate gross floor areas:

Ground Floor 267.0 sq m 2874 sq ft

Basement Ancillary 107.0 sq m 1152 sq ft with lift.

With a frontage of over 21.0 m 69 ft

## TENURE

The unit is available by way of a new full repairing and insuring lease outside the provisions of the Landlord and Tenant Act 1954.

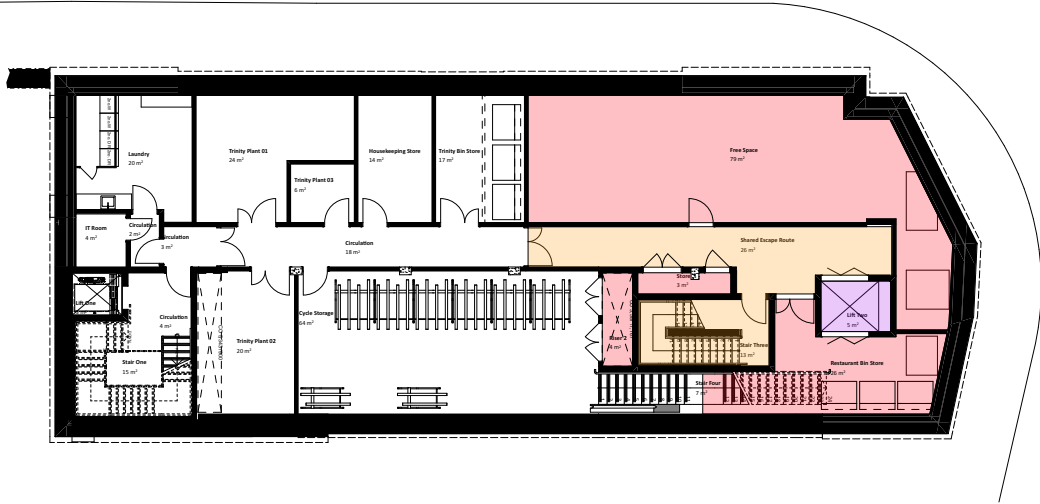
## RENT

Quoting terms upon request.

## PLANNING

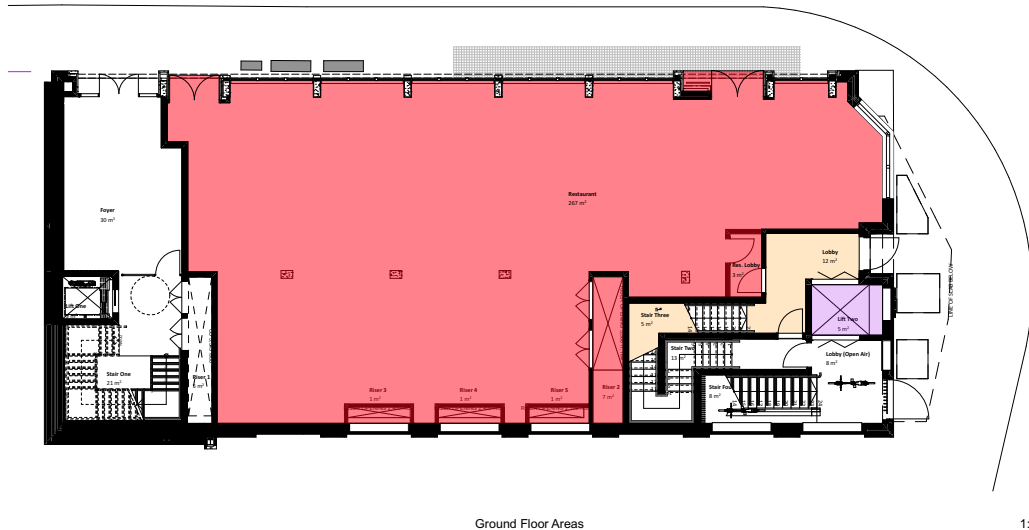
The unit will benefit from A3 planning consent.

The upper floors will comprise 41 post-graduate student rooms.



Basement Areas

1:100



Ground Floor Areas

1:100

KEY

- Restaurant area
- Shared access routes
- Shared lift tbc





# ABOUT THE UNIT

## TIMING & SPECIFICATION

The restaurant is currently scheduled for completion and handover in January 2021.

It will be delivered in a shell condition with the benefit of shop fronts and capped services.  
Further details available on request.

## BUSINESS RATES

The business rates are to be assessed.

## ENERGY PERFORMANCE CERTIFICATE

An EPC will be provided for the completed unit.

## VAT

All figures quoted are exclusive of VAT.



THE UNIT: NEW BUILD RESTAURANT

CUS BUILDING: REFURBISHED RESTAURANT



INDICATIVE INTERNAL IMAGE



# BIDWELLS

## FOR FURTHER INFORMATION CONTACT:

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