



MARKET STREET, BRADFORD

TO LET - PRIME RETAIL/RESTAURANT
OPPORTUNITIES

WITHIN A LANDMARK, GRADE 1 LISTED BUILDING



DESCRIPTION

The Wool Exchange is a historically significant Grade I Listed and Venetian Gothic building, having three main elevations of very finely masoned Bradford sandstone and a prominent clock tower to the north end.

The lower ground and ground floor provide retail and leisure units of differing sizes which primarily front Market Street and Bank Street. The central area of the building is occupied by Waterstone's which provides an impressive full height trading area with a Café V of mezzanine level.

BROADWAY
THE BROADWAY

THE BROADWAY WILL
PROPEL BRADFORD
FROM 85TH TO 26TH
IN THE NEXT CAGI
RETAIL RANKINGS TO
BE PUBLISHED, AND
MAKE BRADFORD THE
THIRD LARGEST RETAIL
DESTINATION
IN YORKSHIRE.



LOCATION

The Wool Exchange is situated at the heart of Bradford city centre's retail core, occupying a prominent site bordered by Market Street, Hustlergate and Bank Street. The property lies immediately adjacent to the new Broadway Bradford Shopping Centre. Charles Street and Market Street provide the main access into the new scheme which has resulted in significant increases in footfall in the vicinity.

Bradford Forster Square Rail Station is approximately 400 metres to the north and Bradford passenger rail and bus interchange being situated approximately 600 metres to the south means a steady flow of commuter footfall.

Bradford has a population of over 500,000 people making it the fourth largest metropolitan district in England. Bradford forms part of the West Yorkshire urban area conurbation which has a population of 1.5m, the third largest in the UK after London and Manchester.



VIEWING:

Strictly by appointment with the sole selling Agents:
MARK BREARLEY & COMPANY
01274 595999 • enquiries@markbrearley.co.uk

**MARK
BREARLEY**

COMPANY

01274 595999

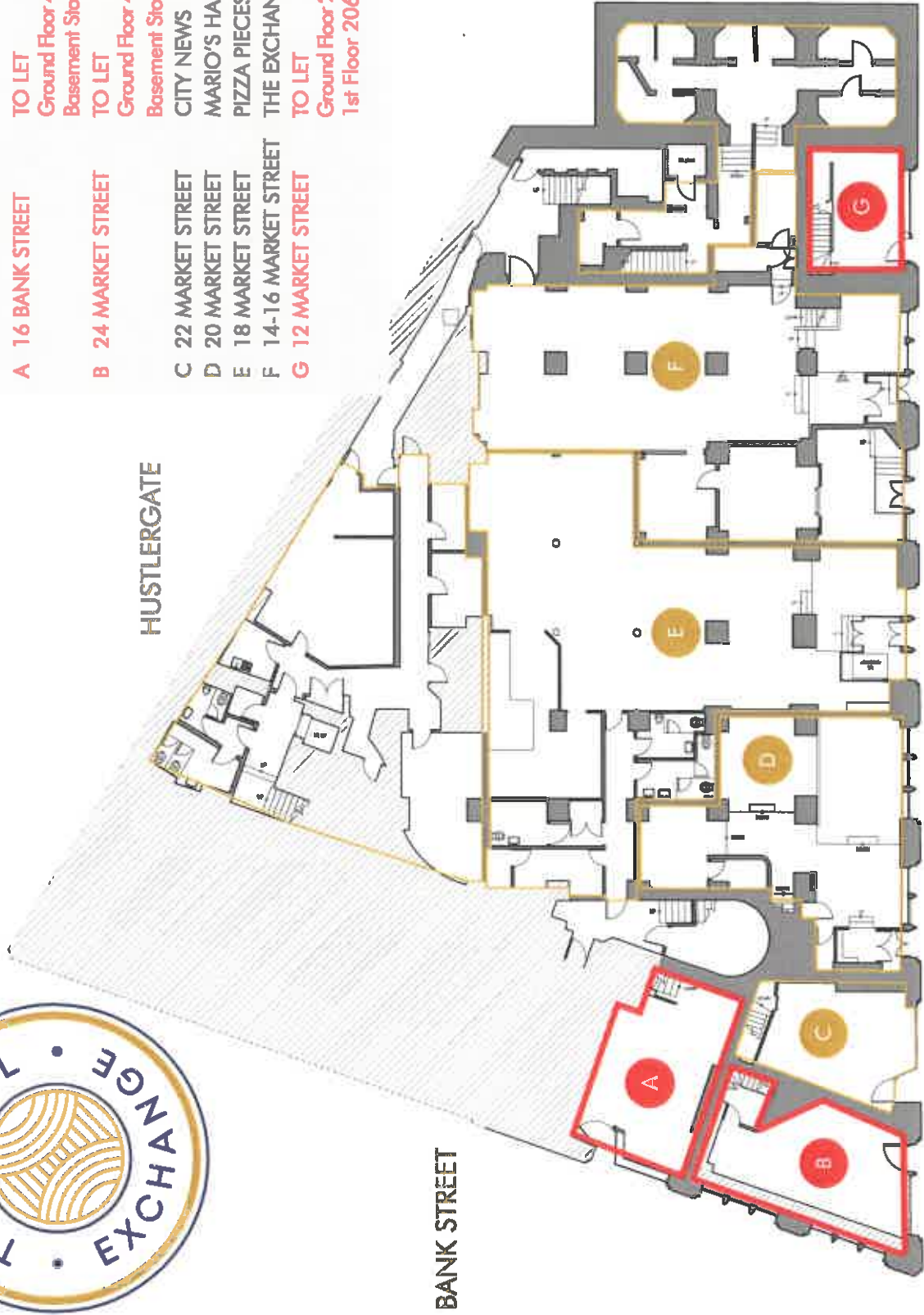
11 PARK VIEW COURT SHIPLEY RD18 5DF

We are a leading estate agent and property developer in Bradford and the surrounding areas. We have a long history of providing a high quality service to our clients and are proud to be a member of the National Association of Estate Agents (NAEA). We are currently looking for experienced sales staff to join our team. If you are interested in this opportunity please contact us on 01274 595999 or email us at enquiries@markbrearley.co.uk



LOWER GROUND LEVEL

- A 16 BANK STREET**
TO LET
Ground Floor 450 sq ft, 41.8 sq m
Basement Store 419 sq ft, 38.9 sq m
- B 24 MARKET STREET**
TO LET
Ground Floor 487 sq ft, 45.22 sq m
Basement Store/Staff 336 sq ft, 31.23 sq m
- C 22 MARKET STREET**
CITY NEWS
- D 20 MARKET STREET**
MARIO'S HAIR SALON
- E 18 MARKET STREET**
PIZZA PIECES
- F 14-16 MARKET STREET**
THE EXCHANGE ALE HOUSE
- G 12 MARKET STREET**
TO LET
Ground Floor 226 sq ft, 20.97 sq m
1st Floor 206 sq ft, 19.15 sq m



HUSTLERGATE

BANK STREET

MARKET STREET



01274 595999

13 PARK VIEW COURT BERTLEY WOLLS 202

enquiries@markbrearley.co.uk



UPPER GROUND LEVEL

- A 22 BANK STREET TO LET - 1818 sq ft, 168.90 sq m**
- B 12 HUSTLERGATE WATERSTONES**
- C 10B HUSTLERGATE RAPID REPAIRS**
- D 10A HUSTLERGATE TO LET - 219 sq ft, 20.35 sq m**

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