



# SWANWALK

HORSHAM RH12 1HQ

Retail & Leisure opportunities within an affluent market town







# The Opportunity

Located within the affluent market town of Horsham, Swan Walk is a dominant shopping centre that provides over 300,000 sq. ft. of retail and leisure accommodation.



**6.7m**  
footfall



**900**  
space car park



**386,632**  
residents in the  
Horsham area

## Affluent area

over half of the population being within either "Affluent Achievers" (46.3%) and "Rising Prosperity" (12.7%) Acorn groups



**83.7%**  
market share in  
primary catchment



**64%**  
in the ABC1 social  
grade category



The scheme is anchored by a full line Marks and Spencer store (81,230 sq. ft.) with other national multiples such as Next, H&M, Boots, JD Sports and Hobbs. Additionally, the shopping centre benefits from a 900 space car park with direct access into Swan Walk.

The scheme houses Horsham District Council's offices (25,795 sq ft across 1st & 2nd floors) which will further boost footfall once in occupation.

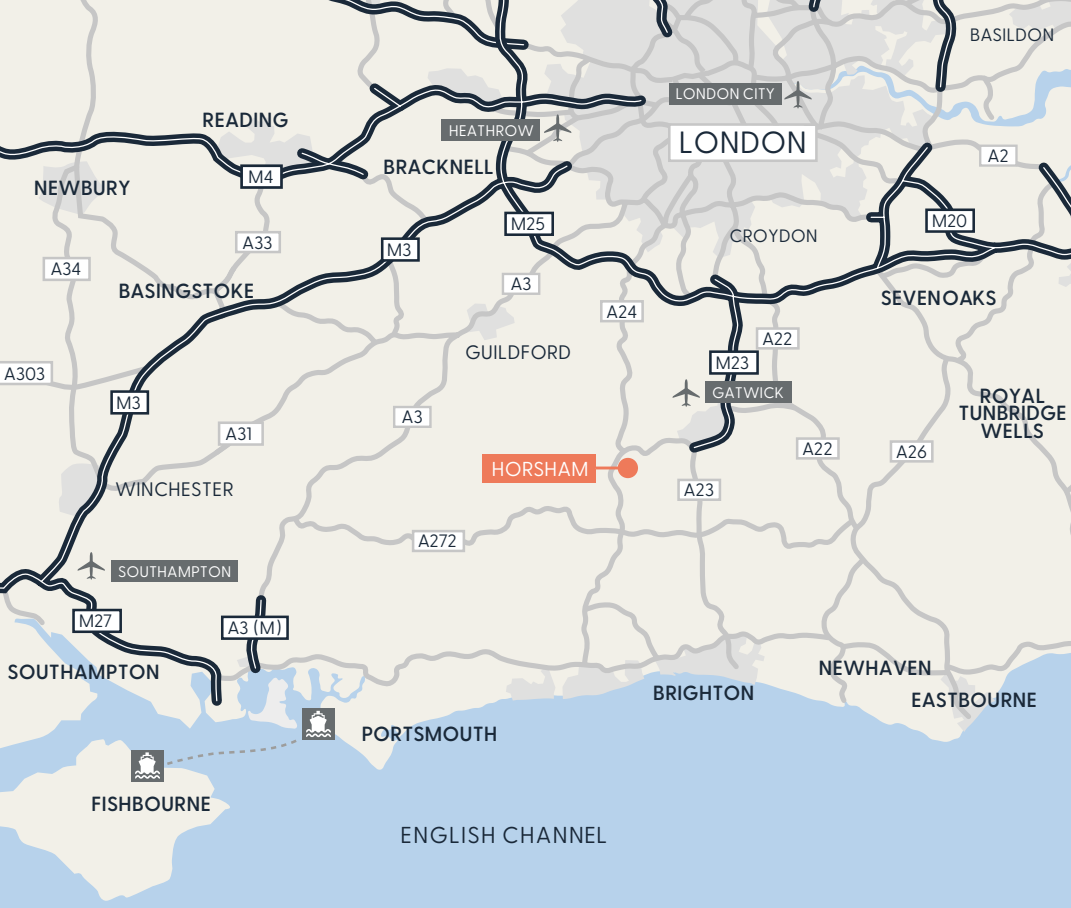
MARKS & SPENCER **H&M**  
**NEXT** **JD** **Boots**





Swan Walk Car Park (900 spaces)





# The Location

**Swan Walk is situated within the heart of Horsham, an affluent and attractive market town in West Sussex, South East England. The town is 7 miles south-west of the major town of Crawley, 23 miles north of Brighton and 33 miles south of London.**

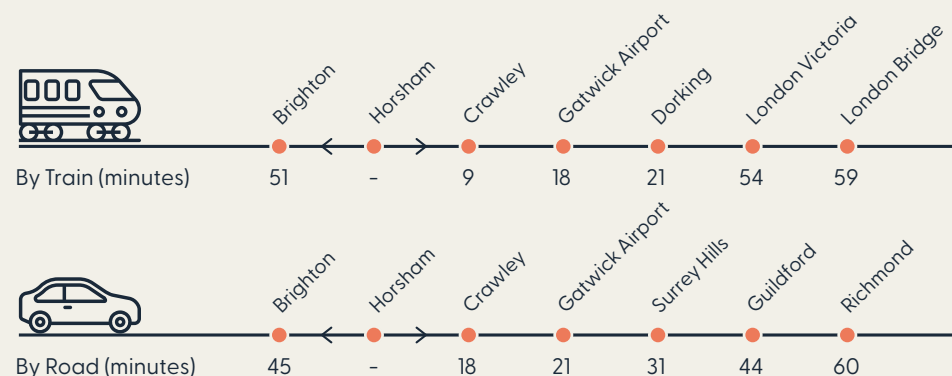
Horsham is an extremely affluent and desirable location to live, work and play. The town was crowned 4th of the UK's best places to live in 2020 (Sunday Times) due to its high life expectancy, excellent health scores and high average earnings. Horsham is famous for its weekly markets, the Horsham museum and lovely Horsham park.

## Horsham is a commuter town with excellent connectivity to London and other major towns

The town is served by a well operated train station that provides frequent and reliable connections to London and the south of England.

The M23 motorway is accessible in under 10 mins from the town centre, linking Horsham to London, Brighton and the M25 London Orbital motorway.

Gatwick Airport is 30 miles and 20 minutes drive to the north. This major international gateway has the busiest single runway in Europe, handling over 33 million passengers a year across 220 destinations.















### Flexible

unit sizes available  
up to 35,000 sq ft



### 900

space car park



### Large mix

of national, local  
and independent  
brands.



### Anchored

by M&S



### 6.7 million

footfall



### Affluent

demographic



# Contacts

For all leasing enquiries, please contact:

## CRICKMAY SURVEYORS

22 London Road, Horsham,  
West Sussex RH12 1AY



### JONATHAN MACK

jm@crickmay.co.uk  
07557 562699

### DANIEL LASCELLES

dl@crickmay.co.uk  
07786 298025

## SAVILLS

33 Margaret Street,  
London, W1G 0JD



### RETAIL:

#### MICHAEL LOCKHART

michael.lockhart@savills.com  
07779248780

#### RYAN SIMPSON

ryan.simpson@savills.com  
07812 686388

### LEISURE:

#### JESSICA HILL

jessica.hill@savills.com  
07976747891

Managed by

**Cube**<sup>RE</sup>

cube-re.com

**MISREPRESENTATIONS ACT:** Savills (UK) Ltd and Crickmay Ltd for themselves and for the vendors/ lessors of the property whose agents they are, give notice that: 1. These particulars are set out as a general outline for the guidance of the intended purchasers or lessees, and do not constitute part of, an offer or contract; 2. All descriptions, dimensions, reference to, tenure, tenancies, condition and necessary permissions for the use and occupation, and other details are given without responsibility and any intending purchaser or tenant should not rely on them as statements or representations of fact but must satisfy themselves by inspection or otherwise as to the correctness of each of them; 3. No person in the employment of Savills (UK) Ltd has any authority to make or give any representations or warranty in relation to this property. February 2025.

**IMPORTANT NOTICE:** Maps are reproduced from the Ordnance Survey Map with the permission of the Controller of H.M. Stationery Office. © Crown copyright licence number 100022432 Savills (UK) Ltd and Crickmay Ltd, published for the purposes of identification only and although believed to be correct accuracy is not guaranteed. Savills and Crickmay Ltd, their clients and any joint agents give notice that: 1. They are not authorised to make or give any representations or warranties in relation to the property either here or elsewhere, either on their own behalf or on behalf of their client or otherwise. They assume no responsibility for any statement that may be made in these particulars. These particulars do not form part of any offer or contract and must not be relied upon as statements or representations of fact. 2. Any areas, measurements or distances are approximate. The text, photographs and plans are for guidance only and are not necessarily comprehensive. It should not be assumed that the property has all necessary planning, building regulation or other consents and Savills and Crickmay Ltd have not tested any services, equipment or facilities. Purchasers must satisfy themselves by inspection or otherwise. 105057 Designed by tccommunications.com