

RETAIL UNIT - TO LET
NEW LEASE AVAILABLE

UNIT 44 COUNTY MALL CRAWLEY RH10 1FD

bf
brasier freeth



LOCATION

Crawley is a historic town in West Sussex with an estimated population of 120,000. It is located just south of Gatwick Airport, which served 43 million customers in 2024. There are plans to build 3,000 homes in Crawley town centre over the next 3 years.

County Mall is one of the largest Shopping Centre's in the South East, comprising 480,000 Sq.ft with 80 shops, cafes and restaurants, plus 1,700 car parking spaces.

Located adjacent to the train station, County Mall attracts an average of 6.5 million customers per annum.

DESCRIPTION

The scheme is anchored by Primark, Boots, Next, JD and River Island.

JD have recently upsized to a new 16,000 Sq.ft unit, new arrivals to the scheme include Superdrug, Sostrene Grene, Grape Tree and Muffin Break.

The unit is in located in a prime position within the main mall of the shopping centre adjacent to Moss and opposite Next.

Other retailers in close proximity include, Deichmann, F Hinds and Clarks.



COUNTY MALL CRAWLEY

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ACCOMMODATION

The unit provides the following approximate net internal floor area:

Floor	Sq.m	Sq.ft
Ground Floor	214.79	2,312

RENT

£60,000 per annum exclusive.

EPC

An EPC has been commissioned and is awaited.

SERVICE CHARGE

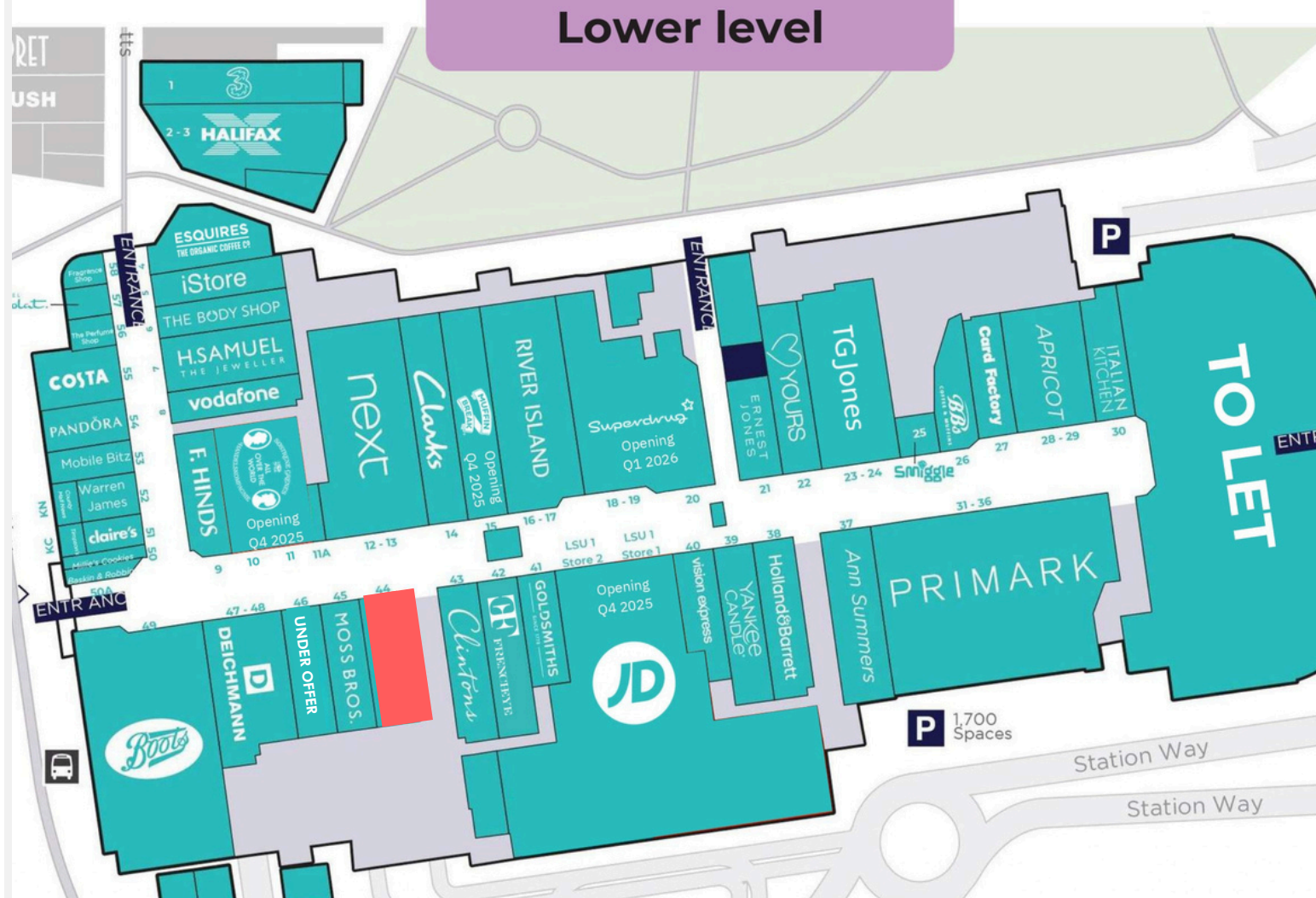
The service charge for 2026 is estimated to be £39,119.42.

BUSINESS RATES

The Valuation Office Agency website shows a Rateable Value from 1 April 2026 of £85,000. For rates payable please refer to the Local Charging Authority, Crawley Borough Council - 01293 438000.

LEGAL COSTS

Each party are to be responsible for their own legal costs incurred in this transaction.



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Joint Agent

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