



HARPUR
CENTRE

BEDFORD
MK40 1TJ

Months to Let

IN THE HEART OF BEDFORD, WITH
5.2M FOOTFALL WITHIN THE SCHEME

*2022 DATA

HARPURCENTRE.CO.UK





Welcome to the Harpur Centre

The Harpur Centre is the centre for convenience and community shopping in the heart of the county town of Bedford. The town has a district population of 185,300 and an urban population of 82,488, benefitting from an above UK average demographic of wealthy executives, flourishing and secure families. The Harpur Centre is home to an array of national and independent occupiers, including:

PRIMARK

Boots

TESCO
OPENING SOON

WHSmith

Specsavers




vodafone

énergie
Fitness

 GREGGS

Superdrug 

HARPUR CENTRE'S

Key Info

230,000
SQ FT



PRINCIPAL RETAIL DESTINATION
IN THE CENTRE OF BEDFORD



92 DEDICATED
CUSTOMER CAR
PARKING SPACES WITH
FURTHER CAR PARKING
A SHORT WALK AWAY



35 MINUTES
FROM
LONDON
KINGS CROSS



NEIGHBOURING
LEISURE SCHEME
VUE 7 SCREEN CINEMA AND
RESTAURANTS OPPOSITE



5.2M
SCHEME FOOTFALL
*2022 DATA



11,000

STUDENTS STUDY AT BEDFORD
COLLEGE, WITH NEW
PEDESTRIAN BRIDGE LINK
LEADING TO HARPUR CENTRE



BEDFORD'S

Local Economy

Bedford is a strong and growing local economy

£5m

REFURBISHMENT OF THE CENTRE HAS RECENTLY BEEN COMPLETED

£22m

SEVEN TOWNS FUND CAPITAL PROJECTS TO LEVEL UP AND REGENERATE THE TOWN

50%

PERCENTAGE OF POPULATION WITH THEIR HIGHEST QUALIFICATION AS NQF LEVEL 4 OR ABOVE, HIGHER THAN THE NATIONAL AVERAGE.

12,276

NEW HOMES IN BEDFORD TO BE DELIVERED BY 2030 IN LOCAL PLAN, ADDING AROUND 50,000 PEOPLE TO THE POPULATION



314,000

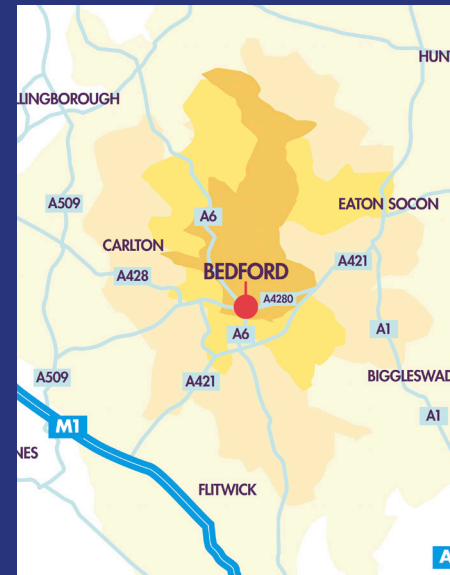
PRIMARY CATCHMENT





Location

Bedford is 50 miles north west of London, and easily accessible from the M1 to the west and A1 to the east.



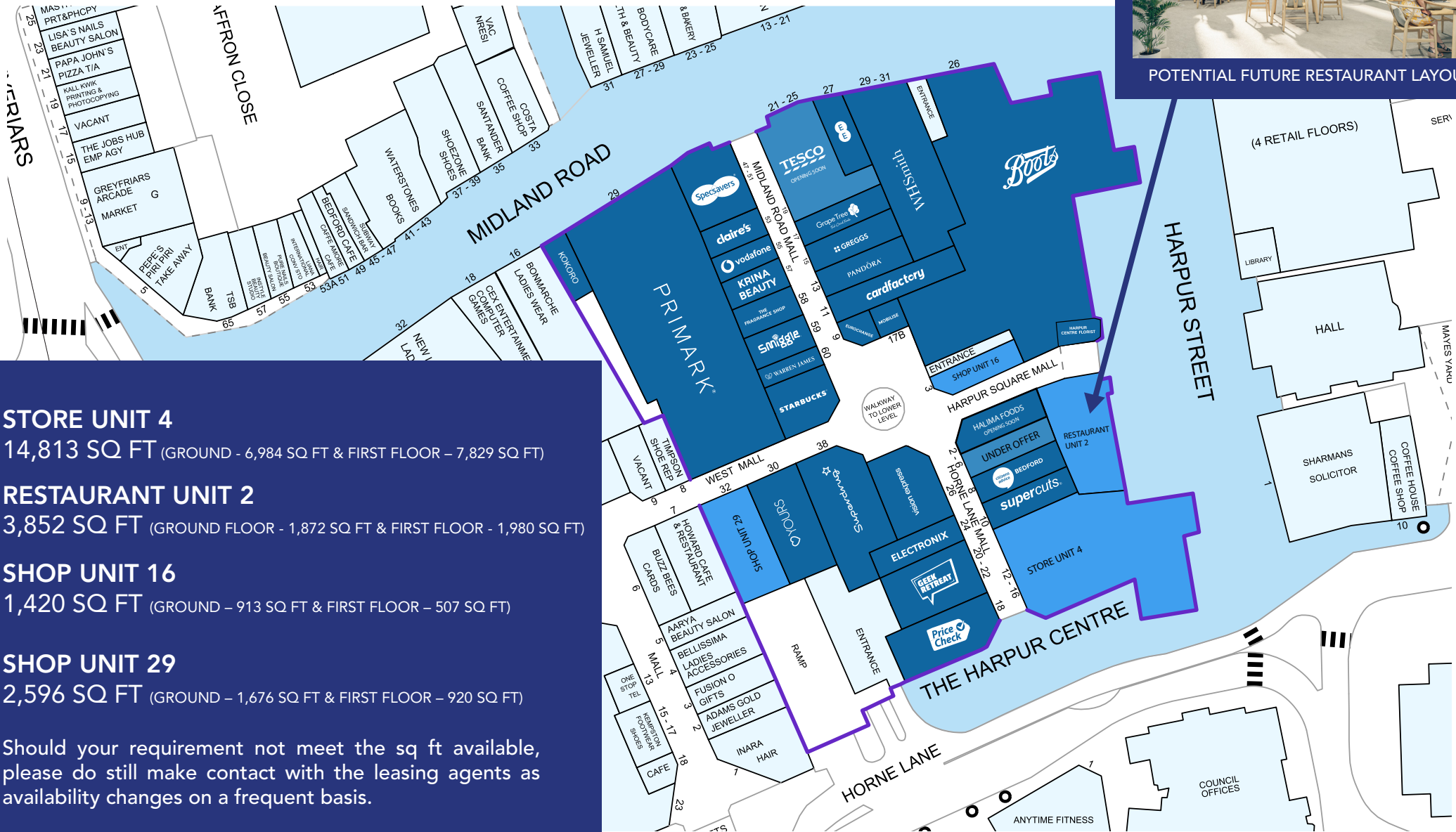
CATCHMENT AREA

- PRIMARY
- SECONDARY
- TERTIARY
- QUATERNARY

Available Units



POTENTIAL FUTURE RESTAURANT LAYOUT



STORE UNIT 4

14,813 SQ FT (GROUND - 6,984 SQ FT & FIRST FLOOR - 7,829 SQ FT)

RESTAURANT UNIT 2

3,852 SQ FT (GROUND FLOOR - 1,872 SQ FT & FIRST FLOOR - 1,980 SQ FT)

SHOP UNIT 16

1,420 SQ FT (GROUND - 913 SQ FT & FIRST FLOOR - 507 SQ FT)

SHOP UNIT 29

2,596 SQ FT (GROUND - 1,676 SQ FT & FIRST FLOOR - 920 SQ FT)

Should your requirement not meet the sq ft available, please do still make contact with the leasing agents as availability changes on a frequent basis.

Leasing Agents



HARPUR
CENTRE

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