

**Lot 27, 67 Queensway, Stevenage,
Hertfordshire SG1 1DN**

For sale by Auction on 12th February 2026 (unless sold or withdrawn prior)



Property Information

Freehold Retail Investment

- Let to Cash Converters (UK) Stores Limited until August 2033 (subject to option)
- Approx. 266.07 sq m (2,864 sq ft)
- Prime pedestrianised town centre location
- Within walking distance to Westgate Shopping Centre and Town Square
- Nearby occupiers include Primark, Boots, Superdrug and Holland & Barrett

Lot

27

Auction

12th February 2026

Rent

£37,500 per Annum Exclusive

Status

Available

Sector

Retail

Auction Venue

Live Streamed Auction

Location

Miles	11 miles north of Hatfield, 15 miles east of Luton, 30 miles north of Central London
Roads	A1(M), A602
Rail	Stevenage Railway Station (London King's Cross and St Pancras International within 25 minutes)
Air	Luton Airport, Stansted Airport

Situation

The property is prominently situated on pedestrianised Queensway, Stevenage's prime retail pitch, opposite to Town Square. The property also benefits from being within close proximity to Stevenage Indoor Market and Westgate Shopping Centre which includes occupiers such as H&M and Ernest Jones. Other nearby occupiers include Primark, Boots, Superdrug and Holland & Barrett.

Tenure

Freehold.

EPC

Band C.

Description

The property comprises a retail unit arranged on the ground floor with ancillary on the first and second floors.

VAT

VAT is applicable to this lot.

DISCLAIMER

These particulars are for your convenience only. They do not form part of the contract and should not be relied upon. Please refer to the Acuitus website for the full terms and conditions of sale, details of the auction and any update and changes in guide price.

Tenancy & Accommodation

Floor	Use	Floor Areas Approx sq m	Floor Areas Approx sq ft	Tenant	Term	Rent p.a.x.	Rent Review
Ground	Retail	203.18	(2,187)	CASH CONVERTERS (UK) STORES LIMITED	10 years from 10/08/2023 until 09/08/2033 (1)	£37,500	10/08/2028
First	Ancillary	39.67	(427)				
Second	Ancillary	23.23	(250)				
Total		266.07	(2,864)			£37,500	

(1) The lease is subject to a tenant option to determine on the 10/08/2028, which, if exercised will be a subject to a 3 month break penalty of £9,375 - please see legal pack.

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2024