





For Sale

The Ritz, College Street, Rushden, Northants, NN10 9YS

 £795,000 freehold

 8,194 Sq Ft / 761.22 Sq M

 Iconic Art Deco Building - Originally The Ritz Cinema (1936), rich in local heritage with unique commercial potential.

 This substantial freehold property offers a unique blend of heritage appeal and redevelopment potential, making it ideal for investors, owner-occupiers, or operators seeking a distinctive and adaptable premises in a prominent town centre location.



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Description

A rare opportunity to acquire an iconic Art Deco landmark in the heart of Rushden, versatile commercial accommodation arranged over two floors.

Originally opened in 1936 as The Ritz Cinema and later operating as a popular bingo hall, this striking period building retains a wealth of original architectural features, offering character and presence rarely found in today's market. The property combines historic charm with flexible space suitable for a variety of uses, subject to the necessary consents.

The ground floor provides an inviting main reception area, bar/café space, office or retail accommodation, and generous open-plan rooms. The first floor benefits from a secondary reception area, ancillary rooms, and an impressive 270-seat tiered theatre, presenting excellent potential for performance, events, conferencing, or alternative commercial uses.

Location

The property is located on College Street in the centre of Rushden, a well-connected Northamptonshire market town. It is within walking distance of the town's main retail area, including local shops, supermarkets, cafés, and essential services. Nearby national occupiers include Lidl, Asda, and Boots.

The property benefits from good road access via the A6 and A45, linking to Wellingborough, Bedford, and Northampton. Public transport links are available with local bus routes serving the area and Wellingborough railway station approximately 5 miles away, offering direct services to London St Pancras.

Accommodation

8,194 sq ft of Flexible Commercial Space over two floors

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Terms & Tenure

The property is available for sale freehold at a figure of £795,000.

Costs

Each party is to be responsible for their own legal costs.

VAT

All figures are quoted exclusive of VAT, purchasers and lessees must satisfy themselves as to the applicable VAT position, seeking appropriate professional advice.

Rates

Rateable Value TBC. The rates payable may be affected by transitional arrangements. Interested parties should call the local Rating Authority for further advice.

EPC

The EPC rating for the property is TBC

Viewing

Strictly by appointment only please contact:

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