

Crescent Retail Park
Crescent Link,
Derry/Londonderry,
BT47 6SA

Gross Internal Area
265,436 sq ft

Parking
1,200 spaces



CRESCENT LINK
RETAIL PARK

**Units
To Let**



Location

Crescent Link Retail Park is positioned approximately 3km (1.8m) to the east of the city centre, across the River Foyle on the south eastern side of the A514 Crescent Link Road. Crescent Link is the dominant retail park in the catchment, providing a significant critical mass of retail warehousing with 24,620m² (265,000ft²).



Car Journey

90 mins from Belfast
210 mins from Belfast



Bus Journey

120 mins from Belfast



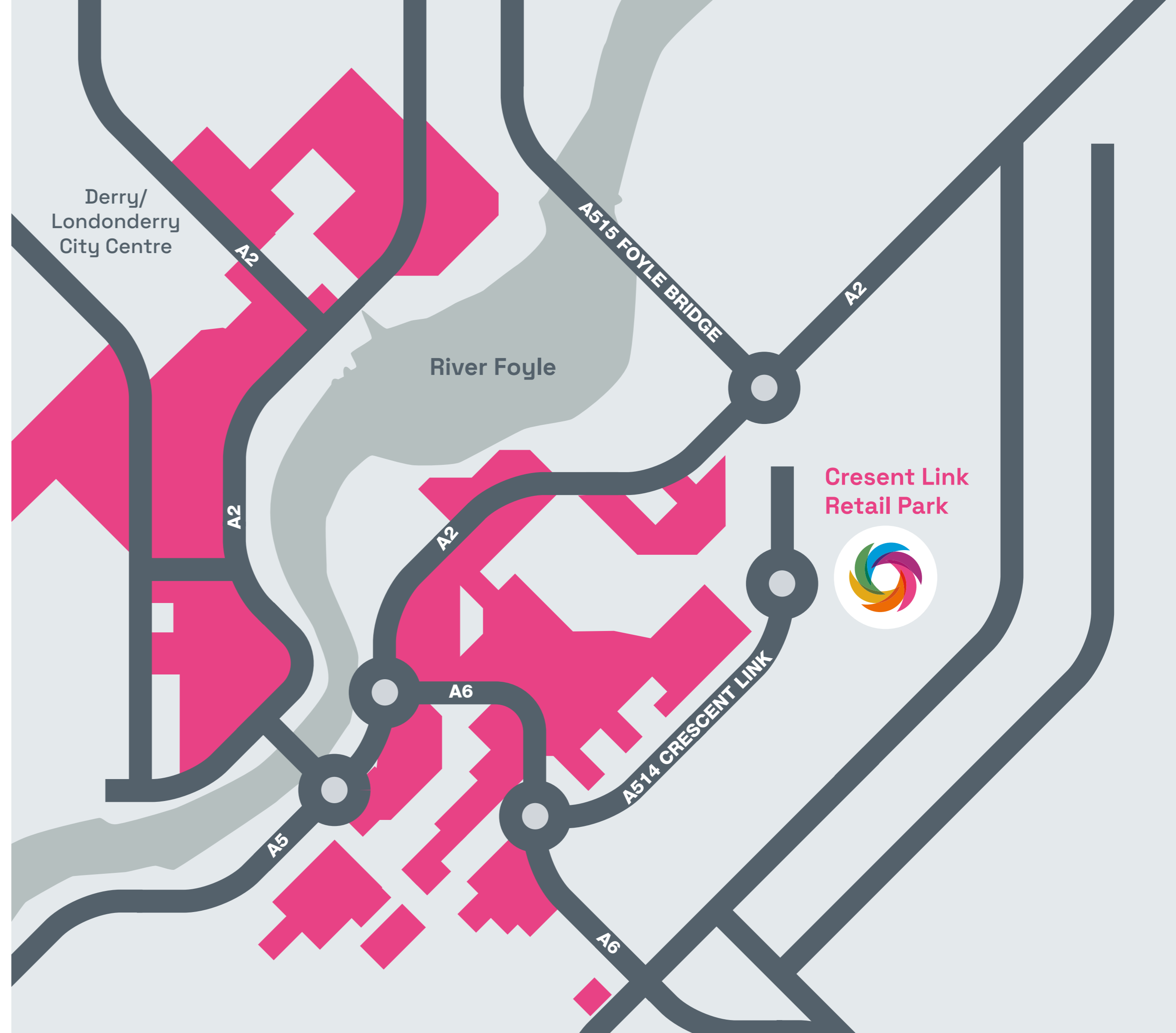
Plane Journey

95 mins from Belfast City Airport
90 mins from Belfast International Airport



Train Journey

140 mins from Belfast



Derry/Londonderry

Derry/Londonderry has been one of Ireland's fastest growing cities for over 25 years.

Derry/Londonderry is designated the regional city for the north west and is the second largest city in Northern Ireland with a district population of 149,000.

Situated close to the border with the Republic of Ireland, the city benefits from excellent road communications, with access from Belfast via the M2 and M22 motorways.

The A2 runs to the north east linking with Limavady and Coleraine via the A37. The A5 links with Strabane, Omagh and on to Dublin, whilst the N13 connects to Letterkenny and Donegal.

The city has a large student population, with over 30,000 students in further and higher education. Ulster University (Magee Campus) and Northwest Regional College provide a robust talent base and recruitment pool for businesses located in the city.



150k
Resident population within 30 mins (83k within 15 mins)



£544m
Non-Grocery spend within 30 mins (£314m within 15 mins)



22%
Of households are AB - 27% above NI average



£197
Annual Furniture spend per head within 15 mins - 1% above NI average

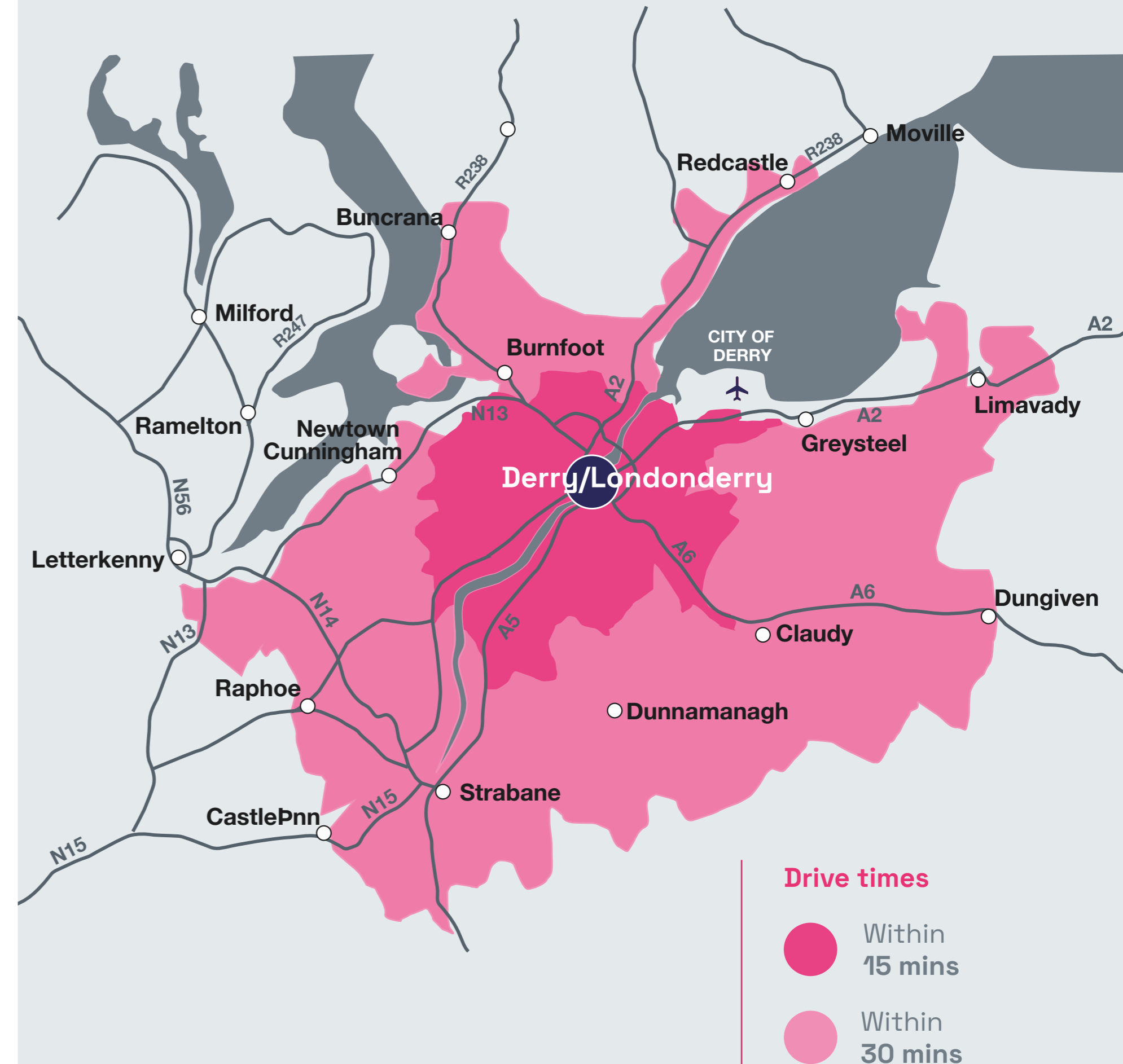


33%
Of households within 30 minutes are family lifestage - 6% above NI average



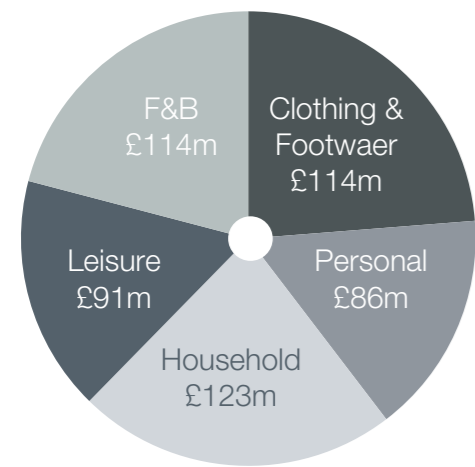
30,000
Students in further and higher education

Catchment

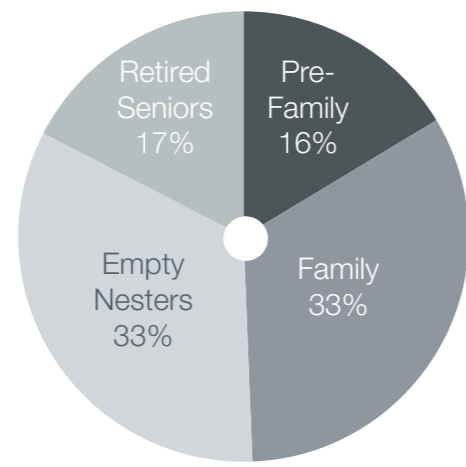


Spending Data

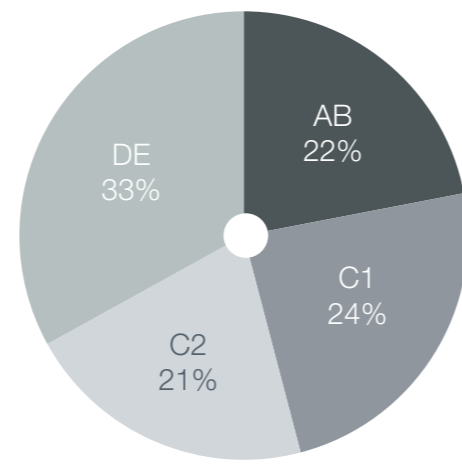
There is 544m of Non-Grocery spend in the catchment. Furniture spend per person is 1% above national average.



Spend



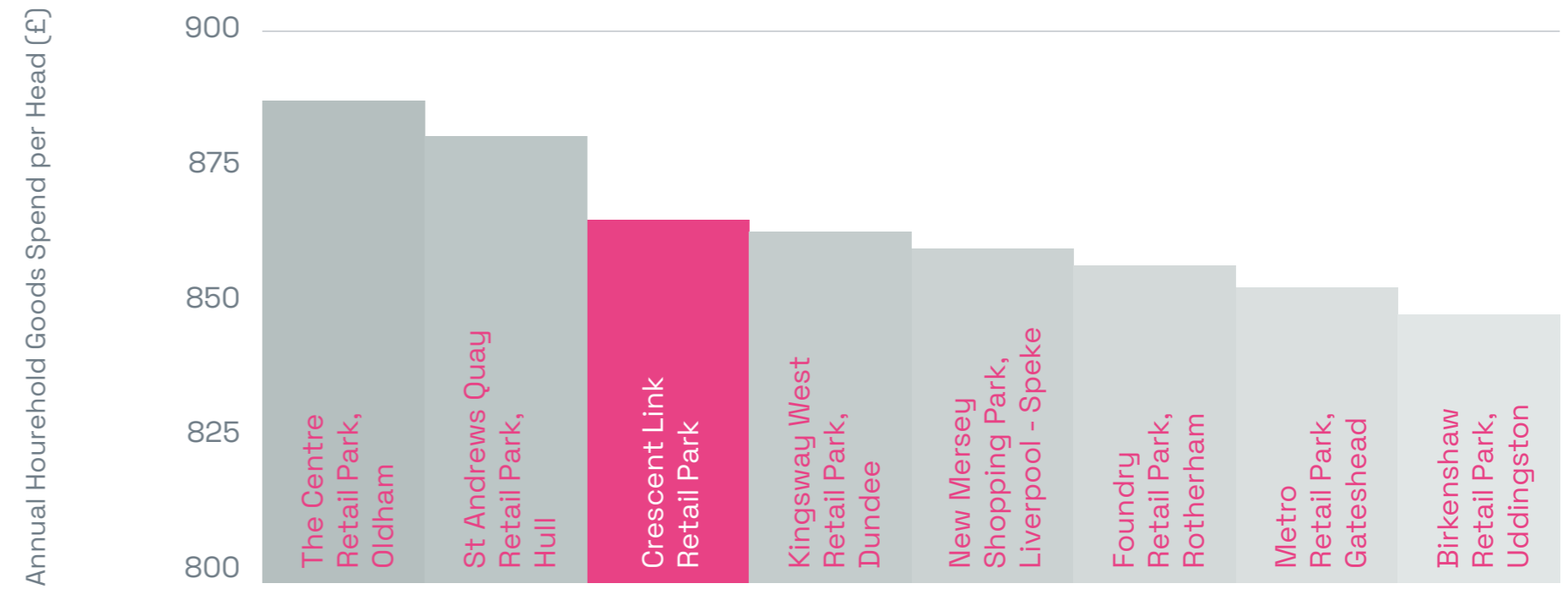
Lifestage



Social Grade

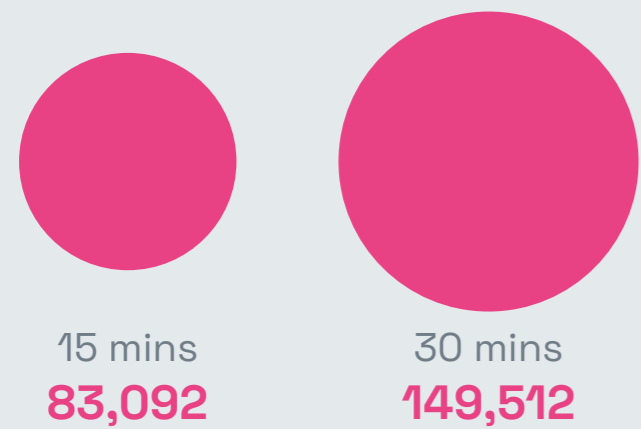
Benchmarking

Identified below are parks with a similar resident spend potential to Crescent Link Retail Park.

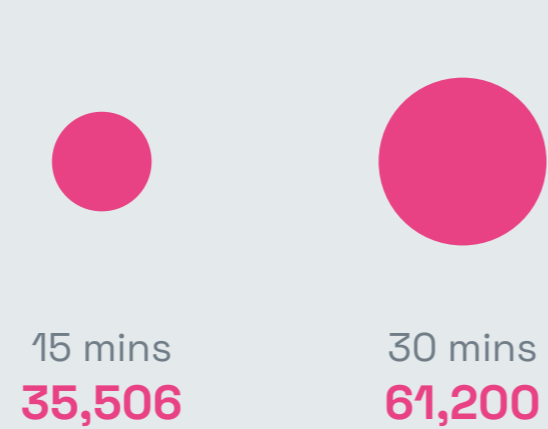


Key Demographics

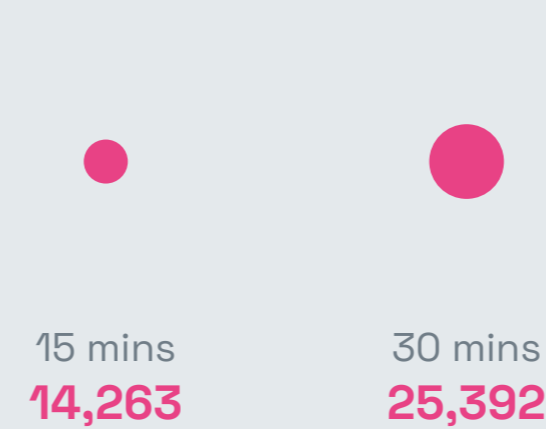
Resident Population



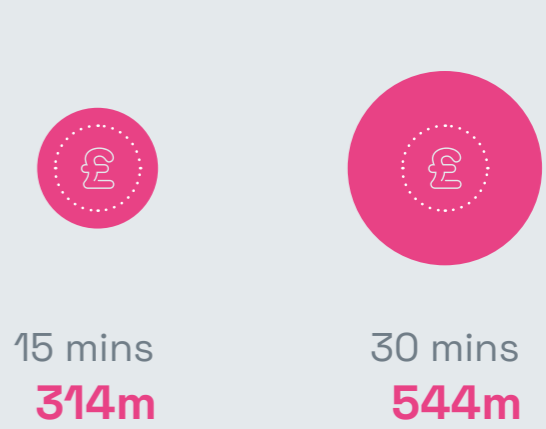
Resident Households



Family/Pre Family Households



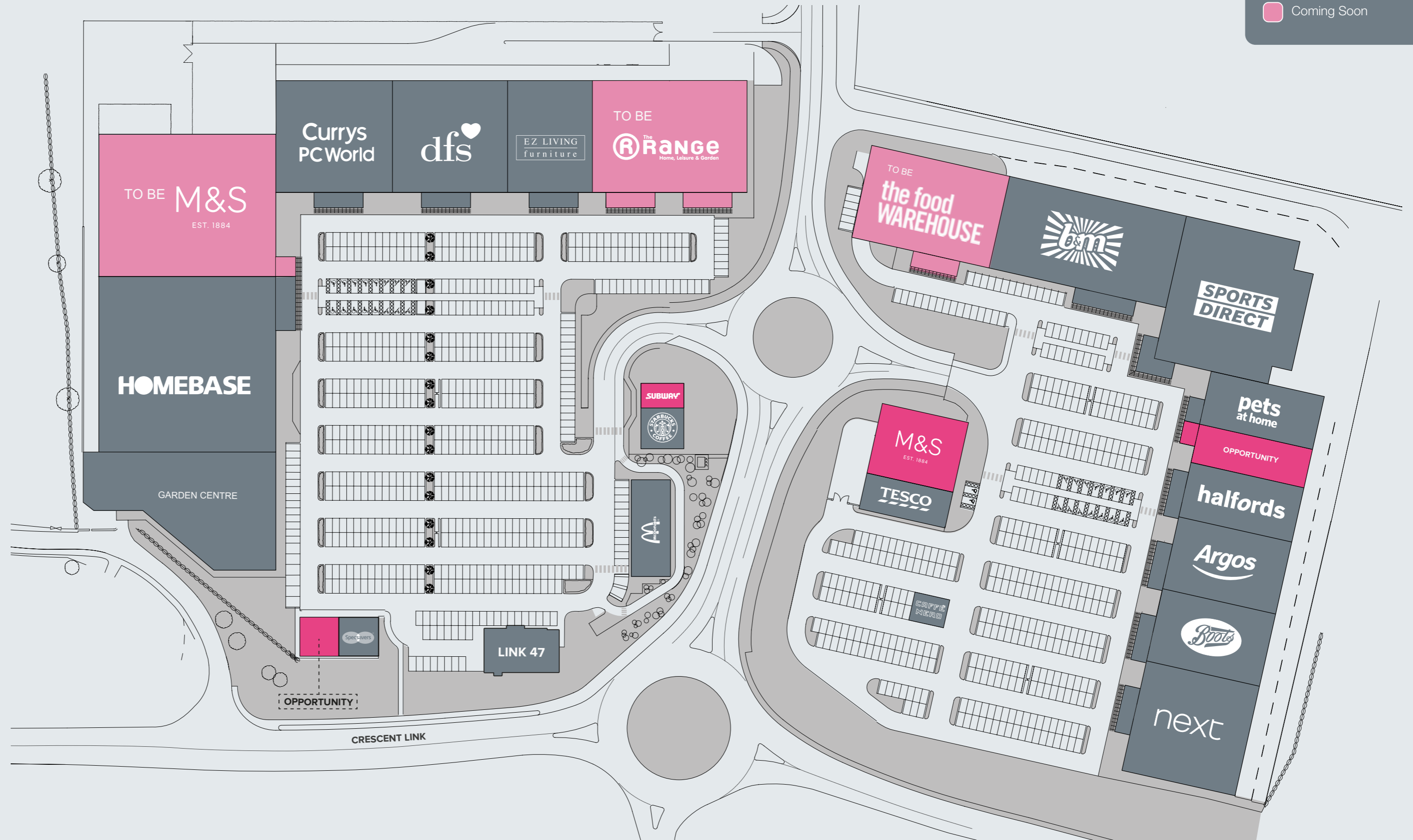
Total Non-Grocery Market Size



Trader Plan

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-  Retail Occupiers
-  Opportunity
-  Coming Soon



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Parking

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From The Air

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UNIT	TENANT	AREA (SQ FT)
1	Homebase	46,500
1A	M&S	21,500
2	Currys/PC World	15,000
3	DFS	15,000
4	EZ Living Furniture	11,043
5/6	The Range	20,074
7A	Opportunity	1,000
7B	Starbucks	1,800

UNIT	TENANT	AREA (SQ FT)
8	McDonalds	3,176
9/10	B&M Bargains	20,000
11	DW Sports (S Direct?)	22,000
12A	Pets at Home	7,421
12B	Opportunity	4,653
13	Halfords	7,500
14	Argos	10,000
15	Boots	10,000

UNIT	TENANT	AREA (SQ FT)
16	Next	15,000
17A	M&S	7,613
17B	Tesco	3,571
19	Food Warehouse	15,000
20	Specsavers	1,422
20A	Opportunity	1,600
21	Link 47	3,639
22	Caffe Nero	1,800





Facilities



Free Public WiFi



Free Parking



Full Site CCTV



Electric Car Charging



ATMs



Night Security




CRESCENT LINK
RETAIL PARK



Commercial Agents



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EPC Certificates

EPC certificates are available on request from Finch or Savills.

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