

# Hinckley & Bosworth Borough Council HINCKLEY & BOSWORTH BOROUGH RETAIL CAPACITY STUDY



**ROGER TYM & PARTNERS**  
Planners and Development Economists

## Annex 1: Appendices to the Main Report September 2007

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## APPENDIX 1

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### List of Stakeholder Consultees

Roger Tym & Partners would like to thank the following stakeholders and other consultees who gave up their time and provided valuable information and input to this study:

- Castle Commercial, Hinckley
- Faulkner & Company, Hinckley
- Britannia Shopping Centre Manager, Hinckley
- Countrywide Properties, Nuneaton

## APPENDIX 2

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### GOAD Definition of Hinckley Town Centre



## APPENDIX 3

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### PERFORMANCE ANALYSIS DATA

Appendix 3, Table 1

Change Over Time in the National Retail Rankings, Hinckley and Comparator Centres

	Venuescore Location Grade	Venuescore Fashion Position	Venuescore 2006 rank	MHE Classifn.	MHE 'Glam-Glum' Index	MHE 2003/04 Rank	MHE 2000/01 Rank	MHE 1998/99 Rank	MHE 1995/96 Rank	MHE Rank change 2003/04-1995/96	MHE Rank change 2003/04-2000/01
<b>Hinckley</b>	Major District	Mainstream	229	Major District	-	243	292	283	296	53	49
Coalville	Major District	Traditional	352	Major District	-	329	331	361	394	65	2
Coventry	Regional	Mainstream	43	Regional	Glum	41	37	33	33	-8	-4
Leicester	Major Regional	Mainstream	14	Major City	Glam	10	11	9	13	3	1
Loughborough	Sub-Regional	Traditional	181	Sub-Regional	Glum	180	193	192	196	16	13
Market Harborough	District	-	435	District	-	391	368	345	379	-12	-23
Melton Mowbray	Major District	Traditional	291	Major District	-	281	337	327	331	50	56
Nuneaton	Regional	Fashion Forward	87	Regional	Glum	138	170	168	161	23	32
Rugby	Sub-Regional	Mainstream	177	Sub-Regional	Glum	189	176	182	181	-8	-13
Tamworth	Major District	Traditional	224	Major District	-	236	218	230	220	-16	-18

**MHE Notes**

MHE's last Shopping Index was published in 2004. The replacement Index is not expected to be published until later in 2007 at the earliest.

<sup>A</sup> MHE's Glam-Glum index illustrates the relative attractive of a venue in terms of the quality of its fashion offer. Each retailer present in the fashion sector is given one of six ratings, from 'lower' to 'luxury'; the overall Glam-Glum rating of the centre then represents the average market position of that location's fashion offer.

<sup>B</sup> Glasgow (highest ranking Major City) ranked 1; Reading (highest Major Regional) 11; Derby (highest Regional) 39; Kirkcaldy (highest Sub-Regional) 140; Rhyl (highest Major District) 223; Abergavenny (highest District) 360; Beckenham (highest Minor District) 575; Aberdeen, Bridge of Dee (highest Local) 912.

**Javelin Notes**

Javelin's first Venuescore was published in 2006. It uses an almost identical method for ranking centres, although it ranks the UK's top 2,226 shopping venues and so caution should be exercised when directly comparing Javelin's 2006 rankings with the previous rankings produced by MHE, which ranked the UK's top 1,672 retail centres.

<sup>C</sup> Javelin's 'Market Position Classification' illustrates the average market position of each centre. Javelin classifies each retail centre across a spectrum from 'upscale' (Knightsbridge being top rated with an Index score of 173) to 'downmarket' (Castleford being the lowest ranked with an Index score of 74), based on the retailers present at the centre. The average Index score is 100.

<sup>D</sup> Javelin's 'Fashion Position Classification' illustrates the relative attractiveness of a venue in terms of the quality of its fashion offer, using a similar method used for MHE's Glam-Glum index and for Javelin's Market Position Index. Fashion retailers are assessed across a spectrum running from 'progressive' to 'traditional'. This gives an a 'Fashion Position Index' score for each centre (100 being the average across all centres). With Index scores of 135 Camden Town and Covent Garden are the UK's 'trendiest' shopping centres; Beverley (Index score 68) is the most 'traditional' centre in terms of fashion.

<sup>E</sup> Glasgow (highest ranking Major City) ranks 1; Reading (highest Major Regional) 13; Coventry (highest Regional) 43; Chesterfield (highest Sub-Regional) 141; Hartlepool (highest Major District) 229; Corby (highest District) 364; Abingdon (highest Minor District) 618; Oban (highest Local) 988.

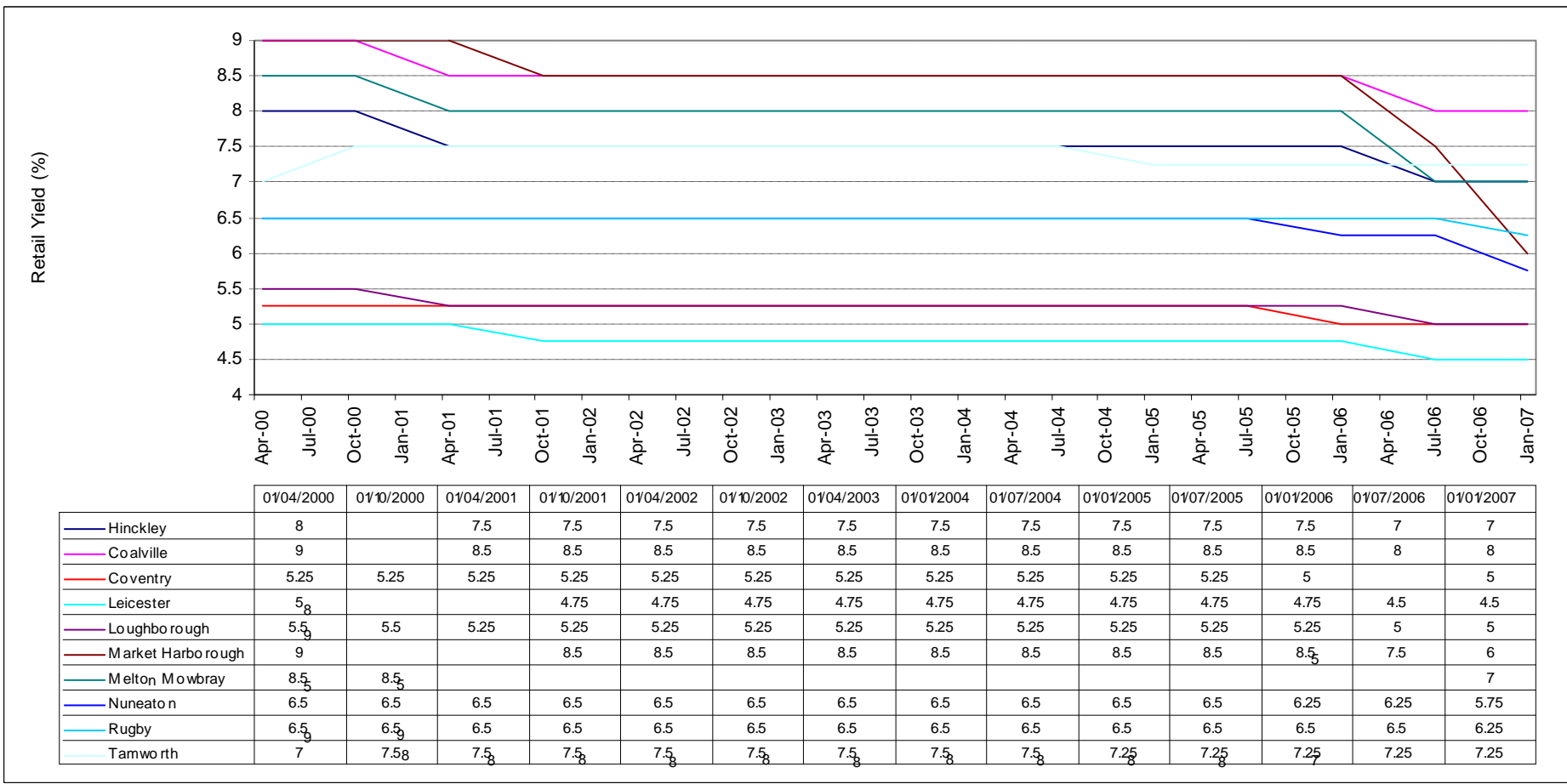


Appendix 3, Table 2

## Goat Diversity of Uses, Hinckley (Survey date December 2006)

Goat Code	Operator Type	No. of Units				Floorspace			
		No. of units	% of Total	UK Average %	Index (UK=100)	Floorspace (sq.m)	% of Total	UK Average %	Index (UK=100)
<i>Number (and %) of Convenience Goods Outlets</i>									
G1A	Bakers	5	1.82%	1.93%	95	1430	2.93%	1.01%	290
G1B	Butchers	3	1.09%	0.78%	140	270	0.55%	0.43%	128
G1C	Greengrocers & fishmongers	2	0.73%	0.67%	109	240	0.49%	1.51%	33
G1D	Grocery and frozen foods	7	2.55%	2.76%	93	3230	6.61%	11.76%	56
G1E	Off-licences and home brew	0	0.00%	0.69%	0	0	0.00%	0.45%	0
G1F	Confectioners, tobacconists, newsagents	3	1.09%	2.26%	48	260	0.53%	1.45%	37
	<b>TOTAL</b>	<b>20</b>	<b>7.30%</b>	<b>9.09%</b>	<b>80</b>	<b>5430</b>	<b>11.11%</b>	<b>16.61%</b>	<b>67</b>
<i>Number (and %) of Comparison Goods Outlets</i>									
G2A	Footwear & repair	5	1.82%	2.36%	77	600	1.23%	1.65%	74
G2B	Men's & boys' wear	3	1.09%	1.25%	88	760	1.55%	1.00%	155
G2C	Women's, girls, children's clothing	18	6.57%	5.59%	118	2340	4.79%	4.72%	101
G2D	Mixed and general clothing	7	2.55%	3.36%	76	990	2.03%	5.24%	39
G2E	Furniture, carpets & textiles	15	5.47%	4.11%	133	3950	8.08%	4.61%	175
G2F	Booksellers, arts/crafts, stationers/copy bureaux	9	3.28%	4.39%	75	2090	4.28%	3.54%	121
G2G	Electrical, home entertainment, telephones and video	20	7.30%	4.75%	154	1860	3.81%	3.67%	104
G2H	DIY, hardware & household goods	8	2.92%	2.90%	101	5430	11.11%	4.91%	226
G2I	Gifts, china, glass and leather goods	5	1.82%	1.76%	104	410	0.84%	0.93%	90
G2J	Cars, motorcycles & motor accessories	4	1.46%	1.33%	110	2390	4.89%	2.06%	237
G2K	Chemists, toiletries & opticians	10	3.65%	3.91%	93	2570	5.26%	4.08%	129
G2L	Variety, department & catalogue showrooms	3	1.09%	0.94%	116	3140	6.42%	8.67%	74
G2M	Florists and gardens	2	0.73%	1.04%	70	100	0.20%	0.45%	45
G2N	Sports, toys, cycles and hobbies	9	3.28%	2.49%	132	900	1.84%	2.48%	74
G2O	Jewellers, clocks & repair	5	1.82%	2.35%	78	670	1.37%	1.06%	129
G2P	Charity shops, pets and other comparison	7	2.55%	3.73%	68	1000	2.05%	2.47%	83
	<b>TOTAL</b>	<b>130</b>	<b>47.45%</b>	<b>46.28%</b>	<b>103</b>	<b>29200</b>	<b>59.74%</b>	<b>52.32%</b>	<b>114</b>
<i>Number (and %) of Service Uses</i>									
G3A	Restaurants, cafes, coffee bars, fast food & take-aways	29	10.58%	14.00%	76	4080	8.35%	9.01%	93
G3B	Hairdressers, beauty parlours & health centres	23	8.39%	7.06%	119	1670	3.42%	3.40%	100
G3C	Laundries & drycleaners	0	0.00%	0.98%	0	0	0.00%	0.46%	0
G3D	Travel agents	8	2.92%	1.73%	169	730	1.49%	1.01%	148
G3E	Banks & financial services (incl. accountants)	12	4.38%	4.47%	98	3090	6.32%	5.02%	126
G3F	Building societies	3	1.09%	0.68%	161	840	1.72%	0.57%	301
G3G	Estate agents & auctioneers	14	5.11%	3.75%	136	1350	2.76%	2.13%	130
	<b>TOTAL</b>	<b>89</b>	<b>32.48%</b>	<b>32.68%</b>	<b>99</b>	<b>11760</b>	<b>24.06%</b>	<b>21.20%</b>	<b>113</b>
<i>Number (and %) of Miscellaneous Uses</i>									
G4A	Employment, careers, Post Offices and information	4	1.46%	1.35%	108	420	0.86%	1.17%	73
G4B	Vacant units (all categories)	31	11.31%	10.60%	107	2070	4.23%	9.08%	47
	<b>TOTAL</b>	<b>35</b>	<b>12.77%</b>	<b>11.95%</b>	<b>107</b>	<b>2490</b>	<b>5.09%</b>	<b>9.78%</b>	<b>52</b>
	<b>GRAND TOTAL</b>	<b>274</b>	<b>100.00%</b>	<b>100.00%</b>		<b>48880</b>	<b>100.00%</b>	<b>100.00%</b>	

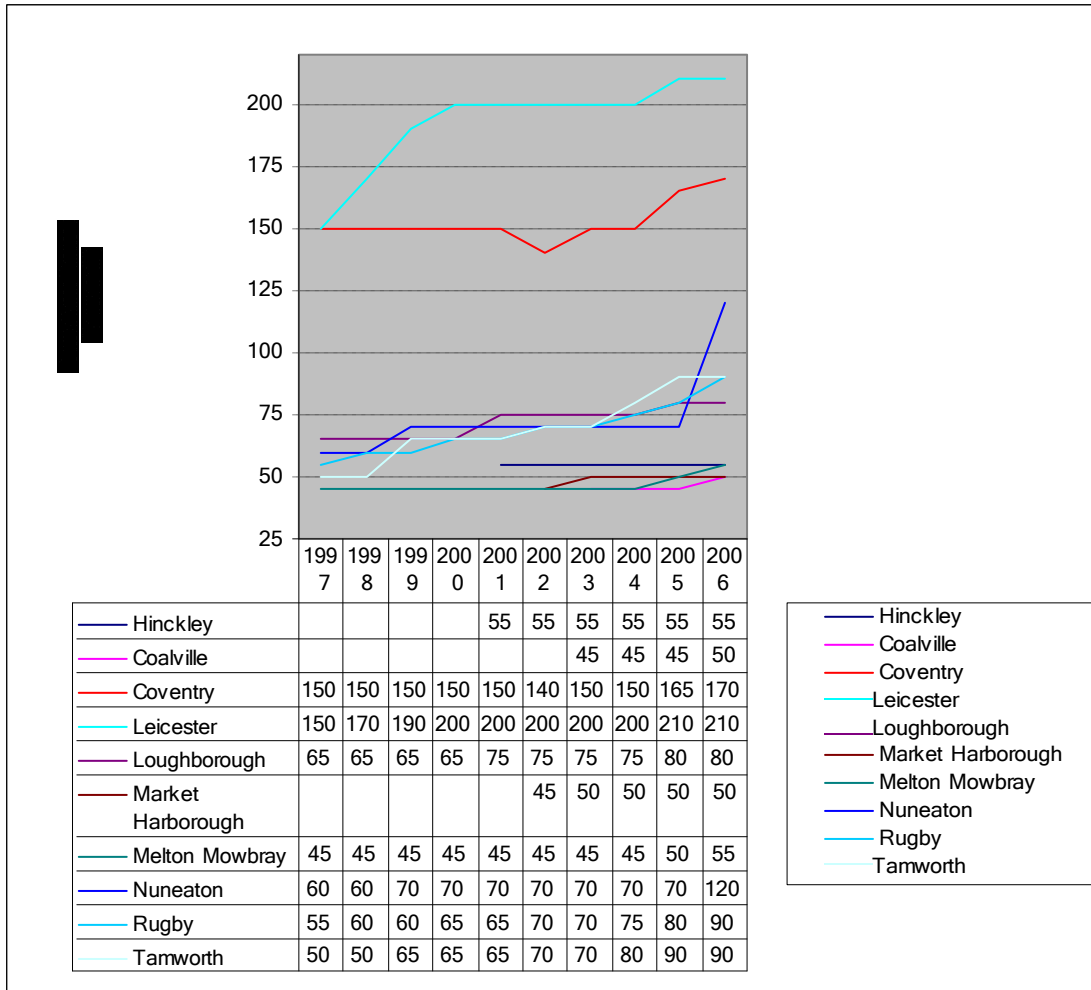
Appendix 3, Figure 1  
 Change in Retail Yields, Hinckley and Comparator Centres, 2000-2007  
 Source: Valuation Office Property Market Report, January 2007



Appendix 3, Figure 2

Change in Prime Zone A Retail Rents, Hinckley and Comparator Centres, 1997-2006

Source: FOCUS





## APPENDIX 4

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### FOCUS Retailer Requirements (Hinckley Town Centre)

HINCKLEY RETAIL REQUIREMENTS : DETAILED REPORT (JUNE 2007)

Company Name:	BATHSTORE.COM LTD	Speciality:	BATHROOMS FURNITURE
Requirements:	2	Existing Outlets:	110
Requirement Size:	2,500 - 5,000 sq ft	Use:	RETAIL
Outlets Required:	Accrington, Aldershot, Alfreton, Altrincham, Andover, Ashford, Ashton Under Lyne, Banbury, Bangor (Down), Barking, Barnstaple, Barrow In Furness, Basildon, Bath, Batley, Beverley, Bexleyheath, Bicester, Birmingham, Bishop Auckland, Bishop'S Stortford, Blackburn, Bognor Regis, Bootle, Boston, Bracknell, Bradford, Bridgend, Bridgwater, Bridlington, Bristol, Bromley, Burton On Trent, Bury St Edmunds, Camberley, Cardiff, Carmarthen, Castleford, Chatham, Chichester, Chippenham, Chorley, Clacton On Sea, Corby, Coventry, Crawley, Crewe, Cwmbran, Darlington, Derby, Dewsbury, Dorchester, Dover, Dunstable, Durham, Eastbourne, Eastleigh, Ellesmere Port, Epsom, Evesham, Fareham, Farnborough, Farnham, Folkestone, Gillingham, Gloucester, Gosport, Grantham, Gravesend, Grays, Grimsby, Halifax, Harlow, Hartlepool, Hastings, Hatfield, Havant, Haverfordwest, Hereford, High Wycombe, Hinckley, Hove, Hull, Keighley, Kendal, Kettering, Kidderminster, King'S Lynn, Leeds, Leicester, Leigh, Lichfield, Littlehampton, Liverpool, Llandudno, Llanelli, Loughborough, Lowestoft, Luton, Maidenhead, Mansfield, Margate, Merthyr Tydfil, Morecambe, Neath, Newark On Trent, Newbury, Newport (Gwent), Newton Abbot, North Shields, Northwich, Orpington, Paignton, Penzance, Pontefract, Pontypridd, Poole, Redcar, Redhill, Richmond (Surrey), Rochdale, Rotherham, Rugby, Runcorn, Salford, Salisbury, Scarborough, Scunthorpe, Sittingbourne, Skegness, Solihull, South Shields, Spalding, St Austell, St Helens, Stafford, Stevenage, Stockport, Stockton On Tees, Stratford Upon Avon, Streatham, Stroud, Sudbury, Sunderland, Sutton In Ashfield, Swansea, Tamworth, Taunton, Telford, Tonbridge, Torquay, Trowbridge, Truro, Uxbridge, Wakefield, Walsall, Warrington, Washington, Waterlooville, Watford, Wellingborough, Welwyn Garden City, West Bromwich, Weston Super Mare, Weymouth, Winchester, Windsor, Wisbech, Woking, Wolverhampton, Workington, Worksop, Yeovil		
Amenities:	Trade Counter, Car Parking, Ancillary Storage Required		
Location:	GOOD 2NDARY/FRINGE PRIME, EDGE OF TOWN, PROMINENT/BUSY MAIN ROAD		
Tenure:	LEASE		
Use:	RETAIL		
Notes:	The company is looking for 2,500 to 5,000 sq ft including ancillary space. It will consider Roadside, In-town, Edge-of-town, Out-of-town and trade counter (subject to acceptable user clause) sites with high visibility in prominent locations. Will also consider existing opportunities or redevelopment situations. Rental budget up to £80,000 pa.		
Initial Research Date:	01/06/2006	Last Update Date:	23/03/2007
Agent:	CHURSTON HEARD LTD	Tel:	020 7318 7805
		Fax:	
Address:	7 Hanover Square London W1S 1HQ	Contact:	Mr Rowan Peden

Company Name:	BIG IN BOOZE	Speciality:	OFF LICENCES/LIQUOR
Requirements:	1	Existing Outlets:	4
Requirement Size:	2,500 - 4,000 sq ft	Use:	RETAIL
Outlets Required:	Beverley, Bridlington, Hinckley, Huddersfield, Hull, Leeds, Leicester, Lincoln, Loughborough, Mansfield, Halifax, Harrogate, Huddersfield, Huddersfield, Hull, Leeds, Leicester, Lincoln, Loughborough, Mansfield, Newark On Trent, Newcastle Under Lyme, Nottingham, Pontefract, Retford, Rotherham, Scarborough, Scunthorpe, Selby, Sheffield, Stafford, Stoke On Trent, Sutton Coldfield, Worksop, York		
Amenities:	Main Road Frontage, Car Parking		
Location:	PROMINENT/BUSY MAIN ROAD		
Tenure:	PURCHASE, LEASE		
Use:	CLASS A1, RETAIL		
Notes:	The company is looking for highly visable licensed units on main arterial roads with the benefit of car parking.		

Initial Research Date: 29/07/2005 Last Update Date: 15/12/2006  
Agent: ASHMORE & ASSOCIATES Tel: 0113 300 2003  
Fax: 0113 242 0678  
Address: Yorkshire House Contact: Mr Mr Richard Ashmore  
Greek Street  
Leeds  
LS1 5SH

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Company Name: BODY SHOP INTERNATIONAL PLC (THE) Speciality: COSMETICS/TOILET RIES  
Requirements: 1 Existing Outlets: 290  
Requirement Size: 1,000 sq ft Use: RETAIL  
Outlets Required: Aberystwyth, Accrington, Aldershot, Ashton Under Lyne, Balham, Bangor (Down), Barking, Barnet, Barrow In Furness, Bath, Battersea, Beckenham, Berwick Upon Tweed, Bicester, Bishop Auckland, Bishop'S Stortford, Blackheath, Bootle, Borehamwood, Brentwood, Bridgend, Brighton, Burgess Hill, Buxton, Caerphilly, Cambridge, Cardiff, Caterham, Cheshunt, Chingford, Chorley, Christchurch, Cirencester, Clacton On Sea, Clapham, Clydebank, Corby, Cramlington, Daventry, Deveses, Dewsbury, Dulwich, Dunfermline, Durham, East Grinstead, East Sheen, Eastleigh, Egham, Elgin, Eltham, Epping, Falmouth, Farnham, Fleet, Folkestone, Glenrothes, Greenock, Greenwich, Halesowen, Haverfordwest, Haywards Heath, Henley On Thames, Hexham, Highgate, Hinckley, Hitchin, Holborn, Huntingdon, Keswick, Kidderminster, Kilmarnock, King'S Cross, Kirkcaldy, Letchworth, Lewes, Livingston, Llanelli, Loughton, Market Harborough, Mariborough, Marlow, Muswell Hill, New Malden, Newmarket, Newquay, Northwich, Notting Hill, Parkhead, Petersfield, Pinner, Pontypridd, Port Talbot, Radlett, Rhyl, Ripon, Rotherham, Ruislip, Sevenoaks, Sheffield, Sittingbourne, Skegness, South Shields, Southsea, St Austell, St Helens, St John'S Wood, St Neots, Stamford, Stockton On Tees, Surbiton, Tamworth, Teddington, Trowbridge, Twickenham, Waltham Cross, Walthamstow, Walton On Thames, Wandsworth, Waterlooville, Wellingborough, West Bromwich, Whitehaven, Wigan, Witney, Wokingham, Worksop, Yate  
Location: PRIME PITCH/HIGH STREET, IN-TOWN SHOPPING CENTRE  
Tenure: LEASE  
Use: CLASS A1, RETAIL  
Notes: The company is looking for 1,000 sq ft sales with 800 to 1,000 sq ft ancillary and an internal width of at least 20 ft in High Street and Shopping Centre environments. It is also looking for space in the Grafton Centre (Cambridge), Crystal Peaks (Sheffield), Hempstead Valley, and in London: Cheapside, Clapham Junction, Fulham Broadway, Marylebone High Street and Spitalfields. For properties in the south contact Rob Hargreaves, in the North contact Gemma Leighton and for Wales, Scotland and Regional Shopping Malls contact Nick Symons.

Initial Research Date: 10/05/2006 Last Update Date: 03/04/2007  
Agent: SAVILLS COMMERCIAL Tel: 0207 409 8157  
Fax:  
Address: Berkeley Square Contact: Mr ROBERT HARGREAVES  
20 Grosvenor Hill  
London  
W1K 3HQ  
Agent: SAVILLS COMMERCIAL Tel: 020 7409 8168  
Fax:  
Address: Berkeley Square Contact: Mr NICK SYMONS  
20 Grosvenor Hill  
London  
W1K 3HQ  
Agent: SAVILLS COMMERCIAL Tel: 0207 409 8162  
Fax:  
Address: Berkeley Square Contact: Ms GEMMA LEIGHTON  
20 Grosvenor Hill  
London W1K 3HQ

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Company Name: CLAIRE'S ACCESSORIES UK LTD      Speciality: DEPT/VARIETY STORES,CO-OPS  
Requirements: 1      Existing Outlets: 442  
Requirement Size: 700 - 1,400 sq ft      Use: RETAIL  
Outlets Required: Aberystwyth, Brentwood, Bridgwater, Dorchester, East Grinstead, Evesham, Grantham, Henley On Thames, Hinckley, Hitchin, Irvine, King'S Lynn, Lewes, Newbury, Newport (Isle Of Wight), Ormskirk, Paignton, Petersfield, Runcorn, Skipton, St Helier, St Peter Port, Stamford, Sudbury, Widnes, Winchester  
Amenities: Ancillary Storage Required  
Location: AIRPORTS/STATIONS, PRIME PITCH/HIGH STREET, IN-TOWN SHOPPING CENTRE  
Tenure: LEASE  
Use: RETAIL  
Notes: The company is looking for 500 to 1,000 sq ft retail space with a further 200 to 400 sq ft ancillary space in prime high streets and shopping centres as well as all major rail stations, airports and outlet centres. It prefers to trade near other young ladies fashion retailers. For locations within London please contact David Justice on 020 7409 8160/djustice@savills.com

Initial Research Date: 10/05/2006      Last Update Date: 24/11/2006  
Agent: SAVILLS COMMERCIAL      Tel: 0207 409 8162  
Fax:  
Address: Berkeley Square      Contact: Ms GEMMA LEIGHTON  
20 Grosvenor Hill  
London  
W1K 3HQ

Company Name: DESIRE BY DEBENHAMS      Speciality: COSMETICS/TOILET RIES  
WOMEN'S WEAR  
Requirement Size: 17,500 - 22,500 sq ft      Use: RETAIL  
Outlets Required: Accrington, Alfreton, Altrincham, Andover, Barking, Barnet, Barnstaple, Beverley, Bexleyheath, Biggleswade, Birkenhead, Birmingham, Bishop'S Stortford, Bluewater, Bognor Regis, Bracknell, Brentwood, Bridgwater, Bristol, Buxton, Camberley, Cambridge, Cannock, Castleford, Cheltenham, Chester, Chesterfield, Chichester, Chingford, Chippenham, Chorley, Cirencester, Congleton, Cwmbran, Dartford, Daventry, Dewsbury, Docklands, Dorchester, Dover, Dunstable, Durham, Edgware, Ely, Enfield, Epsom, Falmouth, Fareham, Finchley, Fleet, Gillingham, Grantham, Hartlepool, Hatfield, Havant, Haywards Heath, Hereford, Hexham, High Wycombe, Hinckley, Hitchin, Horsham, Hove, Huddersfield, Huntingdon, Ilkeston, Islington, Keighley, Kensington, Kidderminster, Kingston Upon Thames, Lancaster, Leamington Spa, Leighton Buzzard, Letchworth, Lewes, Lichfield, Llanelli, Macclesfield, Maidenhead, Maidstone, Manchester, Market Harborough, Melton Mowbray, Newark On Trent, Newmarket, Newton Abbot, Northwich, Nottingham, Ormskirk, Penzance, Poole, Putney, Redhill, Retford, Richmond (Surrey), Runcorn, Scunthorpe, Sevenoaks, Shrewsbury, Skegness, Skipton, Solihull, Southampton, St Albans, St Austell, St Neots, Stafford, Stamford, Stevenage, Sutton Coldfield, Tonbridge, Tunbridge Wells, Walthamstow, Waterlooville, Watford, Wellingborough, Welwyn, West End, Weston Super Mare, Widnes, Wilmslow, Windsor, Witham, Witney, Wokingham, Worksop, Yate, Yeovil  
Location: GOOD 2NDARY/FRINGE PRIME, PRIME PITCH/HIGH STREET  
Tenure: LEASE, PURCHASE  
Use: RETAIL  
Notes: The company is looking for retail space in areas including Brent Cross and Kings Road. Stores of ideally 20,000 sq ft with a minimum of 8,000 sq ft at ground floor are sought. Contacts include Richard Cripps and Nigel Thompson at Lunson Mitchenall on 020 7493 2632, or Nigel Poad (nigel.poad@debenhams.com) or Robert Hadfield (robert.hadfield@debenhams.com) at Debenhams. For requirements in Scotland contact Dave Waddell on 0131 2266611 at Culverwell.

Initial Research Date: 16/09/2005      Last Update Date: 11/04/2007  
Agent: LUNSON MITCHENALL      Tel: 020 7478 4950  
Fax: 020 7491 7821  
Agent: London      Contact: MR ROBERT WINGRAVE  
W1X 1HB



Company Name:	HEALTH RACK LTD	Speciality:	HEALTH FOODS
Requirements:	1	Existing Outlets:	22
Requirement Size:	100 - 600 sq ft	Use:	RETAIL
Outlets Required:	Aberdare, Aberdeen, Accrington, Airdrie, Altrincham, Ashton Under Lyne, Ayr, Barnsley, Barrow In Furness, Barry, Batley, Bebington, Billingham, Birkenhead, Blackburn, Blackpool, Blyth, Bolton, Bootle, Bradford, Bridgend, Bridlington, Brighouse, Burnley, Bury, Carlisle, Castleford, Chadderton, Cheadle, Chester, Chester Le Street, Chorley, Cleethorpes, Coatbridge, Crosby, Cumbernauld, Darlington, Darwen, Dewsbury, Doncaster, Dumfries, Dundee, Dunfermline, Durham, East Kilbride, Eccles, Edinburgh, Ellesmere Port, Eston, Falkirk, Felling, Gateshead, Glasgow, Glenrothes, Great Sankey, Greenock, Grimsby, Guiseley, Halifax, Hamilton, Harrogate, Hartlepool, Hazel Grove, Hinckley, Houghton Le Spring, Huddersfield, Hull, Huyton, Hyde, Inverness, Irvine, Keighley, Kilmarnock, Kirkby, Kirkcaldy, Lancaster, Leeds, Leigh, Leyland, Liverpool, Livingston, Longbenton, Lytham St Anne'S, Macclesfield, Manchester, Middlesbrough, Middleton, Morecambe, Morley, Motherwell, Neath, Newburn, Newcastle Upon Tyne, North Shields, Northwich, Oldham, Paisley, Perth, Port Talbot, Prescot, Preston, Pudsey, Radcliffe, Redcar, Rochdale, Rotherham, Runcorn, Sale, Salford, Scunthorpe, Sheffield, Skelmersdale, South Shields, Southport, St Helens, Stirling, Stockport, Stockton On Tees, Stretford, Sunderland, Swinton, Thornton, Tyldesley, Urmston, Wakefield, Walkden, Wallasey, Wallsend, Warrington, Washington, Whitley Bay, Widnes, Wigan, Wilmslow, York		
Amenities:	Kiosk/Frontage To 15 Ft		
Location:	PRIME PITCH/HIGH STREET, OUT-OF-TOWN SHOP. CENTRE, IN-TOWN SHOPPING CENTRE		
Tenure:	FRANCHISE, PURCHASE, SHORT LEASE, LEASE		
Use:	RETAIL, CLASS A1		
Notes:	The company is interested in shops and kiosks. It can supply own kiosk occupying 80 sq ft (7.5 sq m) requiring a simple power supply. Blackburn and Rochdale are re-sites. All towns throughout Scotland, the North, Cumbria, Yorkshire and the Potteries with a population in excess of 30,000 people.		
Initial Research Date:	16/03/2000	Last Update Date:	04/01/2007
Agent:	BRADY CHARTERED SURVEYORS	Tel:	0161 839 1213
		Fax:	0161 839 1046
Address:	30 Cross Street Manchester M2 7AQ	Contact:	MR JOHN BRADY

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Company Name:	HEART OF ENGLAND CO-OPERATIVE SOCIETY LTD	Speciality:	CO-OPERATIVE SOCIETIES
Requirement Size:	2,000 - 10,000 sq ft	Use:	RETAIL
Outlets Required:	Atherstone, Coventry, Hinckley, Kenilworth, Leamington Spa, Lutterworth, Nuneaton, Rugby, Stratford Upon Avon		
Location:	GOOD 2NDARY/FRINGE PRIME, N'BOURHOOD PARADES/ESTATES, PROMINENT/BUSY MAIN ROAD, PRIME PITCH/HIGH STREET		
Tenure:	PURCHASE		
Use:	SUPERMARKET, RETAIL		
Notes:	The company is looking for 2,000 to 10,000 sq ft retail space for convenience store/supermarket use.		
Initial Research Date:	18/05/2006	Last Update Date:	21/11/2006
Agent:	COUNTRYWIDE PROPERTY MANAGEMENT LTD	Tel:	024 7655 0303
		Fax:	024 7652 0774
Address:	153-161 New Union Street Coventry CV1 2NT	Contact:	Mr David Walton

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Amenities: Car Parking  
Location: PROMINENT/BUSY MAIN ROAD, ESTABLISHED RETAIL PARK  
Use: CLASS A1, NON-FOOD RETAIL WAREHOUSE, RETAIL  
Notes: The company is looking for 25,000 to 35,000 sq ft ground floor space or 20,000 sq ft with full cover mezzanine floor.

Initial Research Date: 18/04/2006 Last Update Date: 30/10/2006  
Agent: SAVILLS COMMERCIAL Tel: 0161 277 7219  
Fax:  
Address: Fountain Court Contact: Mr CRAIG HUDSON  
68 Fountain Street  
Manchester  
M2 2FE  
Agent: SAVILLS COMMERCIAL Tel: 0161 2777213  
Fax:  
Address: Fountain Court Contact: Mr CHARLIE  
68 Fountain Street GREENHALGH  
Manchester  
M2 2FE

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Company Name: PETS AT HOME LTD Speciality: PET SHOPS  
Requirements: 8 Existing Outlets: 163  
Address: Epsom Ave Contact: Mr JOHN BATES  
Handforth  
SK9 3RN  
Email: jbates@petsathome.co.uk Tel: 0870 194 3651

Requirement Size: 5,000 - 12,000 sq ft Use: RETAIL  
Outlets Required: Accrington, Airdrie, Aldridge, Alfreton, Alloa, Altrincham, Arbroath, Atherton, Bedworth, Berwick Upon Tweed, Beverley, Birkenhead, Birmingham, Bishop Auckland, Bishopbriggs, Boston, Bridlington, Brighouse, Bromsgrove, Burnley, Burton On Trent, Bury, Buxton, Castleford, Chorley, Coalville, Colne, Congleton, Cramlington, Cumbernauld, Daventry, Droitwich, Dumbarton, Dunfermline, East Kilbride, Edinburgh, Elgin, Forfar, Glenrothes, Goole, Greenock, Grimsby, Halesowen, Harrogate, Hartlepool, Hexham, Hinckley, Irvine, Kendal, Kidderminster, Kilmarnock, Knaresborough, Lancaster, Leeds, Leek, Leigh, Leominster, Leyland, Lichfield, Liverpool, Louth, Ludlow, Lytham St Anne'S, Manchester, Market Harborough, Matlock, Morecambe, Morpeth, Nantwich, Newcastle Upon Tyne, Newton Mearns, North Shields, Northallerton, Northwich, Nuneaton, Oban, Ormskirk, Oswestry, Paisley, Penrith, Peterlee, Pontefract, Port Glasgow, Poulton Le Fylde, Rawtenstall, Ripon, Rochdale, Scarborough, Skegness, Skipton, Spalding, St Andrews, Stamford, Stourbridge, Stratford Upon Avon, Sutton Coldfield, Warwick, Washington, West Bromwich, Wetherby, Whitby, Whitley Bay, Widnes, Wilmslow, Winsford, Wolverhampton, Workington, Worksop, Yarm

Amenities: Car Parking  
Location: PROMINENT/BUSY MAIN ROAD, ESTABLISHED RETAIL PARK  
Tenure: PURCHASE, LEASE  
Use: RETAIL, SUPERSTORE, CLASS A1  
Notes: The company is looking for superstores on retail parks or standalone locations with onsite car parking, good prominence and easy access off main arterial roads within population centres of over 15,000 people. Introductions accepted.

Initial Research Date: 16/06/2005 Last Update Date: 03/04/2007

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Company Name:	PETS AT HOME LTD	Speciality:	PET SHOPS
Requirements:	8	Existing Outlets:	163
Requirement Size:	4,000 - 5,000 sq ft	Use:	RETAIL
Outlets Required:	Aldridge, Alfreton, Ashbourne, Ashby De La Zouch, Bedworth, Birmingham, Bridgnorth, Bromsgrove, Burton On Trent, Coalville, Daventry, Derby, Droitwich, Halesowen, Hinckley, Kidderminster, Leicester, Leominster, Lichfield, Ludlow, Lutterworth, Market Harborough, Melton Mowbray, Merry Hill Centre, Nottingham, Oswestry, Retford, Spalding, Stamford, Stourbridge, Stratford Upon Avon, Walsall, Warwick, West Bromwich, Wolverhampton		
Amenities:	Car Parking		
Location:	PROMINENT/BUSY MAIN ROAD, ESTABLISHED RETAIL PARK		
Tenure:	PURCHASE, LEASE		
Use:	RETAIL, SUPERSTORE, CLASS A1		
Notes:	The company is looking for superstores on retail parks or standalone locations with onsite car parking, good prominence and easy access off main arterial roads within population centres of over 15,000 people.		
Initial Research Date:	16/06/2005	Last Update Date:	15/11/2006
Agent:	WRIGHT SILVERWOOD	Tel:	0121 454 4004
		Fax:	0121 454 4007
Address:	77 Francis Road Birmingham B16 8SP	Contact:	Mr ANDREW BENSON

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Company Name:	PHONES 4U LTD	Speciality:	MOBILE PHONES
Requirements:	2	Existing Outlets:	353
Requirement Size:	400 - 2,000 sq ft	Use:	RETAIL
Outlets Required:	Aberdeen, Aberystwyth, Abingdon, Acton, Alfreton, Alton, Arbroath, Balham, Barkingside, Bedford, Beeston, Belfast, Bexhill, Bicester, Birmingham, Bishop'S Stortford, Blackheath, Blyth, Bournemouth, Bracknell, Bradford, Braintree, Brentwood, Bridlington, Bristol, Brixton, Bromley, Bury St Edmunds, Buxton, Caerphilly, Camborne, Cardiff, Carrickfergus, Chelmsley Wood, Chepstow, Chesham, Chingford, Cirencester, Colwyn Bay, Consett, Coventry, Craigavon, Cramlington, Cross Gates, Dalston, Deal, Devizes, Docklands, Doncaster, Dorchester, Dover, Dudley, E1, E14, Ealing, Eastleigh, Ec1, Ec2, Ec3, Ec4, Edgware, Edinburgh, Elephant & Castle, Enniskillen, Exeter, Exmouth, Farnham, Felixstowe, Finchley, Fleet, Gateshead, Glasgow, Goole, Great Malvern, Great Yarmouth, Greenford, Hamilton, Hatfield, Haverfordwest, Haverhill, Hayes, Haywards Heath, Henley On Thames, Hertford, Hexham, Hinckley, Hitchin, Hornchurch, Hull, Ilkeston, Islington, Kensington, Kensington, Kingsbury, Kirkintilloch, Lancaster, Leeds, Leicester, Leighton Buzzard, Lichfield, Littlehampton, Liverpool, London Bridge, Loughborough, Loughton, Lymington, Maldon, Manchester, Market Harborough, Marlow, Mayfair, Mayfair, Mill Hill, Monmouth, Morecambe, Morpeth, Newark On Trent, Newcastle Under Lyme, Newport (Isle Of Wight), Newton Abbot, Newtownards, North Shields, Northallerton, Notting Hill, Nottingham, Nw1, Nw1, Omagh, Ormskirk, Oswestry, Oxford, Penrith, Peterborough, Petersfield, Plymouth, Portadown, Potters Bar, Purley, Reading, Reigate, Rickmansworth, Ringwood, Ripon, Ross On Wye, Rutherglen, Saffron Walden, Se1, Sheffield, Soho, Soho, Southgate, Spalding, St Austell, St James'S, St James'S, Sudbury, Surbiton, Sw3, Sw3, Sw7, Sw7, Tewkesbury, Tonbridge, Tooting, Upminster, Uttoxeter, Uxbridge, Victoria, Victoria, W2, W2, Waltham Cross, Walton On Thames, Wandsworth, Wc1, Wc2, Welwyn Garden City, Whitley Bay, Witney, Worksop		
Use:	RETAIL		
Notes:	The company is looking for 400 sq ft - 2,000 sq ft of retail space. Additional locations are Bluewater Park, Connswater, Trafford Park, Westwood Cross, Fenchurch Street, Liverpool Street and Bishopsgate. Looking to relocate in Bedford, Bury St Edmunds, Cribbs Causeway, Dover, Ealing, Exeter, Hamilton, Lancaster, Leeds, Newport, Oxford Street, Perry Bar, Redcar, Tooting and Worksop.		
Initial Research Date:	12/02/2007	Last Update Date:	12/02/2007
Agent:	GOOCH CUNLIFFE WHALE LTD	Tel:	020 7647 4802
		Fax:	

Address: Allan House  
10 John Princes Street  
London  
W1G 0JW

Contact: Mr Simon Morris

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Company Name: PHONES 4U LTD

Speciality: MOBILE PHONES

Requirements: 2

Existing Outlets: 353

Requirement Size: 600 - 1,500 sq ft

Use: RETAIL

Outlets Required: Aberdeen, Aberystwyth, Abingdon, Acton, Alfreton, Alton, Amersham, Arbroath, Balham, Ballymena, Beaconsfield, Beckton, Belfast, Berkhamsted, Berwick Upon Tweed, Bexhill, Bicester, Birmingham, Bishop'S Stortford, Blackheath, Blackwood, Blyth, Bognor Regis, Boscombe, Bournemouth, Bracknell, Bradford, Braintree, Brentwood, Bridlington, Bristol, Brixton, Bromley, Buxton, Caerphilly, Camborne, Cardiff, Caterham, Chepstow, Chertsey, Cheshunt, Chester Le Street, Christchurch, Cirencester, Clacton On Sea, Colwyn Bay, Congleton, Consett, Covent Garden, Craigavon, Cramlington, Dalston, Deal, Devizes, Docklands, Dorchester, Dudley, Dulwich, Eastleigh, Edgware, Edinburgh, Edmonton, Elephant & Castle, Enniskillen, Epping, Esher, Exeter, Exmouth, Falmouth, Farnham, Felixstowe, Finchley, Gillingham, Godalming, Goole, Gosport, Great Yarmouth, Greenford, Greenwich, Guildford, Hampstead, Hatfield, Haverfordwest, Haverhill, Hayes, Haywards Heath, Henley On Thames, Hertford, Hexham, Hinckley, Hitchin, Hornchurch, Hull, Islington, Kingsbury, Leeds, Leicester, Leighton Buzzard, Lichfield, Littlehampton, Liverpool, Llanelli, Loughborough, Lymington, Maldon, Manchester, Market Harborough, Marlow, Melton Mowbray, Mill Hill, Monmouth, Morpeth, Newark On Trent, Newcastle Under Lyme, Newcastle Upon Tyne, Newmarket, Newport (Isle Of Wight), Newquay, Newton Abbot, Newtownards, North Shields, Northallerton, Northwich, Notting Hill, Nottingham, Ormskirk, Orpington, Oswestry, Oxford, Penrith, Penzance, Peterborough, Petersfield, Plymouth, Portsmouth, Potters Bar, Ramsgate, Rayleigh, Reading, Rickmansworth, Ringwood, Ripon, Romsey, Rugeley, Ruislip, Saffron Walden, Salford, Selby, Sheerness, Sheffield, Southall, Southgate, Spalding, St Albans, St Austell, Stafford, Stamford, Surbiton, Swanley, Swiss Cottage, Teddington, Tewkesbury, Thetford, Tiverton, Tonbridge, Torquay, Trafford Centre, Upminster, Uttoxeter, Wallsend, Waltham Cross, Walton On Thames, Wandsworth, Wells, Welwyn Garden City, West End, Weybridge, Whitley Bay, Widnes, Wigston, Winsford, Wisbech, Witney, Wokingham, Workington, Worksop, Yorkshire And Humberside

Location: IN-TOWN SHOPPING CENTRE, ESTABLISHED RETAIL PARK, OUT-OF-TOWN SHOP. CENTRE, PRIME PITCH/HIGH STREET

Tenure: LEASE

Use: CLASS A1, RETAIL

Notes: The company is looking for 600 to 1,500 sq ft (55 to 140 sq m) retail space nationwide. In London, it is interested in Triangle Retail Park, the Glades, Bishopsgate, Canary Wharf, Fenchurch Street, Liverpool Street, Surrey Quays and other central locations. Elsewhere, it is interested in the Bluewater Park, Castle Point (Bournemouth), Thanet, London Road (Portsmouth), the Oracle (Reading), Central Bristol, Liverpool, Manchester Sheffield and Belfast, Quayside Park, The Fort (Birmingham), Fosse Park (Leicester), Serpentine Green (Peterborough), Cheshire Oaks, Forestside (Belfast), Connswater, Cameron Toll (Edinburgh) The Lowry (Salford) and the Craigavon Centre. Also contact: Graham Phillips on 020 7493 4455/graham@morganwilliams.co.uk. Also contact joint agents David Gooch (020 7647 4808/david.gooch@gcw.co.uk), Simon Morris (020 7647 4802/simon.morris@gcw.co.uk) or Simon Odell (020 7647 4810/simon.odell@gcw.co.uk) at Gooch Cunliffe Whale. Also contact Stephen Boyce (01782 677 406/stephen.boyce@phones4u.co.uk), Irvin Capper (07770 522 776/irvin.capper@phones4u.co.uk)

Initial Research Date: 19/01/2004

Last Update Date: 12/03/2007

Agent: MORGAN WILLIAMS COMMERCIAL LLP

Tel: 020 7493 4455

Fax:

Address: 21 Hanover Square  
London  
W1S 1JW

Contact: Mr Dan Gazzard

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Company Name: PIZZA HUT (UK) LTD

Speciality: CAFE/RESTAURANT/  
BAR

Requirements: 7

Existing Outlets: 500

Address: 1 Imperial Place  
Maxwell Road  
Borehamwood  
WD6 1JN

Contact: Mr DAVID BERGER

Email: david.berger@pizzahut.co.uk

Tel: 07970 457 505

Requirement Size: 850 - 1,000 sq ft

Use: RETAIL

Outlets Required: Barnsley, Basildon, Bexleyheath, Birmingham, Bishop'S Stortford, Bletchley, Bracknell, Braintree, Brighton, Cambridge, Canterbury, Cardiff, Caterham, Chester, Chesterfield, Coventry, Dewsbury, Dunfermline, Durham, Eltham, Fareham, Gateshead, Glasgow, Halifax, Hatfield, High Wycombe, Hinckley, Ilford, Ilkeston, Leeds, Liverpool, Loughton, Luton, Manchester, Milton Keynes, Newark On Trent, Newcastle Upon Tyne, Northampton, Norwich, Norwood, Nottingham, Nuneaton, Oldham, Oxford, Poole, Portsmouth, Rainham, Redditch, Romford, Rugby, Sheffield, Sidcup, St Albans, Stevenage, Tamworth, Thamesmead, Warwick, Welling, Weymouth, Whitechapel, Winchester, Wolverhampton, Worcester

Amenities: Car Parking

Location: GOOD 2NDARY/FRINGE PRIME, N'BOURHOOD PARADES/ESTATES, OFF PITCH/TERTIARY

Tenure: PURCHASE, LEASE

Use: RETAIL

Notes: David Berger (07817104259/david.berger@pizzahut.co.uk) acquires in the North East and West. Also contact Jon Fairey (07973257339/jon.fairey@pizzahut.co.uk) for South East/West Properties; Jonathan Cowan (07817 104 259/jonathan.cowan@pizzahut.co.uk) for Scotland/ East Anglia and Essex; and Alan Mason (07815071956/alan.mason@pizzahut.co.uk) for properties in Birmingham and the Midlands.

Initial Research Date: 02/07/2004

Last Update Date: 16/04/2007

Company Name: PIZZA HUT (UK) LTD

Speciality: CAFE/RESTAURANT/  
BAR

Requirements: 7

Existing Outlets: 500

Requirement Size: 3,189 - 4,000 sq ft

Use: RETAIL

Outlets Required: Aberystwyth, Andover, Bangor (Down), Basingstoke, Bath, Bedford, Bexhill, Bicester, Birkenhead, Birmingham, Blackburn, Bletchley, Bolsover, Borehamwood, Bournemouth, Bradford, Bridgwater, Brighton, Bristol, Bromborough, Bromley, Burnley, Burton On Trent, Camberley, Cambridge, Cardiff, Chatham, Cheltenham, Cheshunt, Chester, Colchester, Corby, Coventry, Cramlington, Cribbs Causeway (The Mall), Darlington, Denton, Derby, Dewsbury, Didcot, Doncaster, Eastleigh, Epping, Fareham, Gateshead, Gosport, Gravesend, Guildford, Guiseley, Handforth, Harrogate, Hastings, Hatfield, Havant, Haverfordwest, Hayling Island, Hemel Hempstead, Hinckley, Hoddesdon, Horsham, Hove, Huntingdon, Irvine, Kendal, Killingworth, Leamington Spa, Leeds, Leicester, Leigh, Lichfield, Liverpool, Luton, Macclesfield, Maidstone, Maldon, Manchester, Milton Keynes, Newark On Trent, Newcastle Under Lyme, Newcastle Upon Tyne, Newquay, Norwich, Nottingham, Nuneaton, Oldbury, Oxford, Paignton, Penzance, Peterborough, Poole, Portsmouth, Prescot, Prestwich, Redditch, Redruth, Rhyl, Rochester, Scarborough, Slough, Solihull, Southampton, Southend, Spalding, Stafford, Stockton Heath, Strood, Sunderland, Swindon, Tamworth, Telford, Thetford, Torquay, Tunbridge Wells, Upminster, Uttoxeter, Warwick, Washington, Waterlooville, Watford, West Bromwich, Weymouth, Whitstable, Wisbech, Woking, Wolverhampton, Worthing, York

Location: PROMINENT/BUSY MAIN ROAD, LEISURE PARK/BUSINESS PARK, ESTABLISHED RETAIL PARK

Use: RETAIL

Notes: The company is looking for stand alone restaurants on retail and leisure parks or prominent roadside locations offering a minimum 3,189 sq ft or 0.5 acres including car parking.

Initial Research Date: 13/09/2006

Last Update Date: 23/03/2007

Agent: DONALDSONS

Tel: 0207 534 5000

Fax: 020 7839 2743

Address: 70 Jermyn Street  
London  
SW1Y 6PE

Contact: Mr Brad Harvey

Company Name: PIZZA HUT (UK) LTD Speciality: CAFE/RESTAURANT/  
BAR

Requirements: 7 Existing Outlets: 500

Requirement Size: 3,189 sq ft Use: RETAIL

Outlets Required: Aberdeen, Aberystwyth, Aldershot, Andover, Bangor (Down), Basingstoke, Bath, Bedford, Bexhill, Bicester, Birkenhead, Birmingham, Bishop'S Stortford, Blackburn, Bletchley, Borehamwood, Bournemouth, Bradford, Bridgwater, Brighton, Bristol, Bromley, Burnley, Burton On Trent, Bury St Edmunds, Camberley, Canterbury, Cardiff, Cheltenham, Cheshunt, Chester, Colchester, Corby, Coventry, Cramlington, Darlington, Derby, Dewsbury, Didcot, Doncaster, Dorking, Dumbarton, Dumfries, East Grinstead, Eastleigh, Edinburgh, Edmonton, Eltham, Evesham, Fareham, Farnborough, Farnham, Fort William, Galashiels, Gateshead, Glasgow, Gosport, Gravesend, Guildford, Guiseley, Harrogate, Hastings, Hatfield, Haverfordwest, Hemel Hempstead, Hinckley, Hoddesdon, Horsham, Hounslow, Hove, Huntingdon, Irvine, Kendal, Leamington Spa, Leeds, Leigh, Lichfield, Liverpool, London Colney, Luton, Macclesfield, Maidstone, Manchester, Milton Keynes, Motherwell, Newark On Trent, Newquay, Northwich, Norwich, Nottingham, Nuneaton, Oldbury, Oxford, Paignton, Penzance, Peterborough, Poole, Portsmouth, Prescot, Redditch, Redruth, Reigate, Rochester, Salisbury, Scarborough, Sevenoaks, Sidcup, Slough, Solihull, Southampton, Southend, St Albans, Stockton On Tees, Stratford Upon Avon, Strood, Sunderland, Sutton, Swindon, Tamworth, Telford, Thetford, Tonbridge, Torquay, Tunbridge Wells, Uttoxeter, Uxbridge, Warrington, Warwick, Washington, Waterlooville, Watford, West Bromwich, Weymouth, Whitstable, Winchester, Wisbech, Woking, Wolverhampton, Woolwich, Worksop, Worthing, York

Location: PROMINENT/BUSY MAIN ROAD, LEISURE PARK/BUSINESS PARK, ESTABLISHED RETAIL PARK

Tenure: LEASE

Use: CLASS A3, RETAIL

Notes: The company is looking for stand alone restaurants on retail and leisure parks or prominent roadside locations of 3,189 sq ft or a minimum of 0.5 acre (inc. car parking). They are particularly interested in The Interchange (Bedford), South West Birmingham, East Blackburn, Boldon, West Brighton, Filton, Cambridge North, Cardiff's Newport Road, Cheltenham's Tewkesbury Road, West Chester, South West Colchester, South and West Coventry, West Derby, West Doncaster, Straiton (Edinburgh), Team Valley and Pollock (Glasgow), Hayle, North and South Leeds, North Leicester, East and Central Liverpool, Old Kent Road and Staples Corner (London), Malvern, Byker, Norwich North and South, Peterborough North and South, Upton, South Watford and South Wolverhampton. Also contact David Marsden on 020 7317 3771 at Wilkenson Williams, Jack Campbell on 0131 220 3220 at Colliers CRE for Scottish locations and Brad Harvey (South) on 020 7534 8451 or David Bell (North) 0113 246 1161 at Donaldsons for locations in England and Wales. Company website [www.pizzahutproperty.co.uk](http://www.pizzahutproperty.co.uk).

Initial Research Date: 27/06/2005 Last Update Date: 23/03/2007

Agent: WILKINSON WILLIAMS LTD Tel: 0207 317 3792  
Fax:

Address: 26a Albemarle Street Contact: Mr TIM HAYNS  
London  
W1S 4HY

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Company Name: POUNDLAND Speciality: VARIETY/DISCOUNT  
STORES

Requirements: 3 Existing Outlets: 148

Requirement Size: 3,000 - 10,000 sq ft Use: RETAIL

Outlets Required: Abergavenny, Aberystwyth, Acocks Green, Andover, Ashington, Ashton Under Lyne, Aylesbury, Banbury, Bangor (Gwynedd), Barnstaple, Barrow In Furness, Bath, Beaumont Leys, Bedminster, Beeston, Berwick Upon Tweed, Beverley, Birmingham, Bishop Auckland, Blackburn, Bolton, Boston, Bournemouth, Bridgend, Bridgwater, Bridlington, Bristol, Bromsgrove, Bulwell, Buxton, Cannock, Cardiff, Carmarthen, Castleford, Cheltenham, Chester, Chester Le Street, Chesterfield, Chippenham, Chorley, Christchurch, Cirencester, Coventry, Cowley, Cramlington, Crewe, Cross Gates, Dewsbury, Doncaster, Dorchester, Durham, Evesham, Falmouth, Grantham, Grimsby, Halesowen, Halifax, Hanley, Harrogate, Haverfordwest, Hereford, Hinckley, Hyde, Ilkeston, Kendal, Kings Heath, Lancaster, Leamington Spa, Leeds, Leicester, Leigh, Lichfield, Liverpool, Llandudno, Llanelli, Long Eaton, Longton, Loughborough, Lytham St Anne'S, Manchester, Mansfield, Market Harborough, Middleton, Neath, Newark On Trent, Newcastle Upon Tyne, Newport (Gwent), Newton Abbot, North Shields, Northallerton, Northwich, Oldham, Ormskirk, Oswestry, Oxford, Penzance, Peterlee, Plymouth, Pontefract, Pontypridd, Poole, Retford, Rhyl, Rochdale, Rotherham, Rugby, Sale, Scarborough, Selby, Sheffield, Skegness, Skipton, Smethwick, South Shields, Southport, Spalding, St Austell, Stafford, Stamford, Stockport, Stourbridge, Stratford Upon Avon, Stroud, Sutton Coldfield, Sutton In Ashfield, Swansea, Tamworth, Torquay, Trowbridge, Truro, Wakefield, Wallsend, Warrington, Wellingborough, Weymouth, Widnes, Wigan,

Wilmslow, Winsford, Witney, Worksop, Yate

Amenities: Ancillary Storage Required

Location: PRIME PITCH/HIGH STREET, IN-TOWN SHOPPING CENTRE, GOOD 2NDARY/FRINGE PRIME

Tenure: LEASE, PURCHASE

Use: CLASS A1, RETAIL

Notes: The company is also interested in Roath (Cardiff) and Crystal Peaks (Sheffield). Bolton, Cheltenham, Coventry, Leicester, Newcastle upon Tyne, Newport, Oldham, Swansea and Wakefield are relocations. Sales is ground floor only

Initial Research Date: 11/01/2000 Last Update Date: 22/06/2007

Agent: JONES RETAIL Tel: 0121 635 5422 Fax: 0121 635 5421

Address: Concorde House Trinity Park Birmingham B37 7UQ Contact: Mr RICHARD JONES

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Company Name: PRICELESS SHOES LTD Speciality: SHOE SHOPS

Requirement Size: 1,500 - 2,000 sq ft Use: RETAIL

Outlets Required: Bangor (Gwynedd), Bedford, Beeston, Birmingham, Bishop'S Stortford, Boston, Bromsgrove, Cambridge, Chelmsley Wood, Chesterfield, Crewe, Diss, East Dereham, Felixstowe, Grantham, Great Yarmouth, Halesowen, Hanley, Hatfield, Haverhill, Hinckley, Huntingdon, Ilkeston, Ipswich, King'S Lynn, Lichfield, Lincoln, Loughborough, Lowestoft, Maldon, Mansfield, March, Market Harborough, Melton Mowbray, Newark On Trent, Newmarket, Norwich, Nottingham, Oswestry, Peterborough, Retford, Rugby, Solihull, Spalding, St Ives (Cambs), St Neots, Stamford, Stratford Upon Avon, Sudbury, Sutton Coldfield, Sutton In Ashfield, Tamworth, Telford, Thetford, Warwick, Wellingborough, Wickford, Worcester, Wrexham

Amenities: Ground Floor Only, Ancillary Storage Required

Location: GOOD 2NDARY/FRINGE PRIME, PRIME PITCH/HIGH STREET

Tenure: LEASE

Use: CLASS A1, RETAIL

Notes: The company wants a minimum of 18ft internal width and 750-1,000 sq ft. Other locations considered. Relocations: Birmingham, Hanley, Tamworth, Hinckley, Loughborough and Rugby. Drapers 25/10/2003: Stylo will open 30 more PriceLess stores next year after the value footwear chain proved to be the group's most successful fascia in spring 2003.

Initial Research Date: 16/10/2003 Last Update Date: 30/10/2006

Agent: CB RICHARD ELLIS Tel: 02076635526 Fax:

Address: 80 New Bond Street London W1S 1SB Contact: Mr Sam Foyle

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Company Name: SHOE ZONE LTD Speciality: SHOE SHOPS

Requirements: 1 Existing Outlets: 71

Requirement Size: 1,000 - 2,500 sq ft Use: RETAIL

Outlets Required: Aberdeen, Abergavenny, Ashington, Barrow In Furness, Bexhill, Bexleyheath, Billingham, Bilston, Bishop'S Stortford, Bracknell, Braintree, Brentwood, Brixton, Bromsgrove, Burnt Oak, Bury St Edmunds, Camberley, Cambridge, Cannock, Canvey Island, Castleford, Chatham, Chippenham, Cramlington, Cromer, Devizes, Dewsbury, Diss, Dumfries, Ealing, East Grinstead, Edgware, Edinburgh, Elephant & Castle, Enfield, Evesham, Farnborough, Felixstowe, Fulham, Gainsborough, Gillingham, Glenrothes, Gosport, Greenford, Grimsby, Guildford, Hackney, Halifax, Hammersmith, Harlesden, Harrogate,



Haverhill, High Wycombe, Hinckley, Hornchurch, Horsham, Huntingdon, Inverness, Keighley, Kilburn, Lancaster, Leighton Buzzard, Littlehampton, Macclesfield, Maidenhead, Manchester, March, Market Harborough, Melton Mowbray, Motherwell, New Malden, Newcastle, Newton Aycliffe, Ormskirk, Oswestry, Paddington, Peckham, Penzance, Perth, Porthmadog, Pwllheli, Redhill, Retford, Sale, Saltcoats, Sittingbourne, Spalding, St Helens, Stirling, Stratford, Streatham, Sutton Coldfield, Sutton In Ashfield, Thetford, Tooting, Tottenham, Warrington, Wealdstone, Wembley, Widnes, Wimbledon, Woodbridge, Wythenshawe, York

Amenities:

Ancillary Storage Required

Location:

PRIME PITCH/HIGH STREET, GOOD 2NDARY/FRINGE PRIME

Tenure:

LEASE

Use:

CLASS A1, RETAIL

Notes:

The company is looking for minimum 1000 sq ft of sales space plus 861 sq ft of ancillary space in prime or good secondary locations. There is an additional location requirement for Harpurhey, Hempstead Valley and Weston Favell. In London it is also looking in Oxford Street, Harrow Road (Paddington), Upton Park and Walworth Road. The company wants to open 30 new stores in 2006. The company is looking to relocate stores at Bracknell and Perth.

Initial Research Date:

03/09/2003

Last Update Date:

20/04/2007

Agent:

RAMSDENS

Tel:

01564 796 800

Fax:

0121 236 9923

Address:

48 High Street  
Henley In Arden  
B95 5AN

Contact:

Mr John Beach

Company Name:

SUBWAY

Speciality:

FAST  
FOOD/TAKEAWAY  
OUTLETS

Requirements:

10

Existing Outlets:

540

Requirement Size:

500 - 1,500 sq ft

Use:

RETAIL

Outlets Required:

Abingdon, Amersham, Ashby De La Zouch, Aylesbury, Banbury, Bicester, Bracknell, Buckingham, Carterton, Chesham, Coalville, Corby, Daventry, Didcot, Gerrards Cross, Henley On Thames, High Wycombe, Hinckley, Kettering, Leicester, Loughborough, Maidenhead, Market Harborough, Melton Mowbray, Milton Keynes, Newbury, Northampton, Oakham, Oxford, Reading, Rushden, Slough, Thame, Thatcham, Wantage, Wellingborough, Wigston, Windsor, Witney, Wokingham, Wolverton

Location:

IN-TOWN SHOPPING CENTRE, ESTABLISHED RETAIL PARK, GOOD 2NDARY/FRINGE PRIME, PRIME PITCH/HIGH STREET

Tenure:

LEASE

Use:

BUSINESS PARK/UNIT, CLASS A1, RETAIL

Notes:

The company is looking to open 1,750 new stores over the next six years. It wants space near universities, arterial routes, former PFS sites and close to transport interchanges. There are additional locations requirements for Crowthorne and Langley.

Initial Research Date:

20/05/2003

Last Update Date:

23/05/2007

Agent:

HEB CHARTERED SURVEYORS

Tel:

0115 979 3491

Fax:

Address:

74 Hounds Gate  
Nottingham  
NG1 6BA

Contact:

Mr Nick Williams



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Company Name:	TJ HUGHES LTD	Speciality:	DEPARTMENT STORES
Requirements:	6	Existing Outlets:	50
Requirements:	6	Existing Outlets:	N/A
Address:	London Road Liverpool L3 8JA	Contact:	Mr Richard Foggin
Email:	richard.foggin@tjhughes.co.uk	Tel:	0151 207 8803
		Fax:	0151 298 1517
Requirement Size:	24,000 - 33,000 sq ft	Use:	RETAIL
Outlets Required:	Accrington, Barking, Beverley, Bishop Auckland, Braintree, Bridgwater, Buxton, Camden, Cannock, Castleford, Chippenham, Chorley, Clacton On Sea, Dartford, Edgware, Elgin, Eltham, Erdington, Falmouth, Farnham, Fleet, Haverfordwest, Hexham, Hinckley, Holborn, Holloway, Huntingdon, Islington, Leigh, Merthyr Tydfil, Motherwell, Neath, Newton Abbot, Pontefract, Ramsgate, Sittingbourne, Skipton, Tonbridge, Whitehaven, Wilmslow		
Amenities:	IN TOWN		
Use:	RETAIL		
Notes:	The company is looking for 24,000 sq ft to 33,000 sq ft within in town locations. With a prime pitch of 80%+. Over a maximum of two floors.		
Initial Research Date:	04/08/2006	Last Update Date:	23/03/2007

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Company Name:	TJ HUGHES LTD	Speciality:	DEPARTMENT STORES
Requirements:	6	Existing Outlets:	50
Requirements:	6	Existing Outlets:	N/A
Address:	London Road Liverpool L3 8JA	Contact:	Mr Richard Foggin
Email:	richard.foggin@tjhughes.co.uk	Tel:	0151 207 8803
		Fax:	0151 298 1517
Requirement Size:	20,000 - 30,000 sq ft	Use:	RETAIL
Outlets Required:	Aberdeen, Accrington, Aldershot, Altrincham, Andover, Ashford, Ashton Under Lyne, Aylesbury, Ayr, Banbury, Bangor (Gwynedd), Barking, Barnstaple, Barrow In Furness, Basildon, Basingstoke, Bath, Bedford, Beverley, Bexleyheath, Birmingham, Bishop Auckland, Bishop'S Stortford, Blackpool, Bognor Regis, Boston, Bournemouth, Bracknell, Braintree, Brentwood, Bridgend, Bridgwater, Brighton, Bromley, Burton On Trent, Bury, Bury St Edmunds, Buxton, Camberley, Cambridge, Cannock, Canterbury, Cardiff, Carlisle, Carmarthen, Castleford, Chatham, Chelmsford, Cheltenham, Chesterfield, Chichester, Chorley, Cirencester, Clacton On Sea, Clydebank, Crewe, Croydon, Cwmbran, Darlington, Dartford, Derby, Dorchester, Dover, Dudley, Dunfermline, Durham, Ealing, East Kilbride, Eastleigh, Edgware, Edinburgh, Elgin, Eltham, Enfield, Epsom, Erdington, Evesham, Exeter, Falkirk, Falmouth, Fareham, Farnborough, Farnham, Fleet, Folkestone, Gateshead, Glenrothes, Gloucester, Grantham, Gravesend, Great Yarmouth, Greenock, Grimsby, Guildford, Halifax, Hamilton, Harlow, Harrogate, Harrow, Hartlepool, Hastings, Haverfordwest, Hemel Hempstead, Hereford, Hexham, High Wycombe, Hinckley, Horsham, Hounslow, Huddersfield, Huntingdon, Ilford, Inverness, Irvine, Keighley, Kendal, Kilmarnock, Kingston Upon Thames, Kirkcaldy, Lancaster, Leamington Spa, Leeds, Leicester, Leigh, Lincoln, Livingston, Llandudno, Llanelli, Loughborough, Lowestoft, Luton, Maidenhead, Manchester, Mansfield, Margate, Merthyr Tydfil, Milton Keynes, Motherwell, Neath, Newark On Trent, Newbury, Newcastle Under Lyme, Newport (Isle Of Wight), Newton Abbot, Northampton, Nuneaton, Orpington, Oxford, Paisley, Penzance, Perth, Peterborough, Pontefract, Pontypridd, Poole, Portsmouth, Ramsgate, Reading, Redcar, Redhill, Rhyl, Richmond (Surrey), Rotherham, Rugby, Salisbury, Scarborough, Sittingbourne, Skegness, Skipton, Slough, Solihull, Southsea, St Albans, Stafford, Staines, Stevenage, Stirling, Stockton Heath, Stockton On Tees, Stoke On Trent, Stratford Upon Avon, Sutton Coldfield, Swansea, Swindon, Tamworth,		

Taunton, Telford, Tonbridge, Torquay, Trafford Centre, Trowbridge, Truro, Tunbridge Wells, Uxbridge, Wakefield, Walsall, Walthamstow, Welwyn Garden City, West Bromwich, Weymouth, Whitehaven, Wigan, Wilmslow, Wimbledon, Winchester, Windsor, Woking, Woolwich, Worcester, Workington, Worksop, Worthing, Yeovil, York

Location: OUT-OF-TOWN SHOP. CENTRE, ESTABLISHED RETAIL PARK

Use: RETAIL

Notes: The company is looking for 20,000 to 30,000 sq ft retail space in OUTof TOWN locations, they are also looking at Thurrock Lakeside, Cribbs Causeway and Meadowhall.

Initial Research Date: 04/08/2006

Last Update Date: 03/04/2007

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Company Name: WORKS PUBLISHERS OUTLET (THE) Speciality: ARTIST MATERIALS

BOOKSELLERS

Requirements: 1 Existing Outlets: 220

Requirement Size: 1,500 - 2,500 sq ft Use: RETAIL

Outlets Required: Abergavenny, Aldershot, Antrim, Ashbourne, Ashford, Ashton Under Lyne, Ayr, Ballymena, Bangor (Down), Bangor (Gwynedd), Barking, Barnstaple, Barrow In Furness, Basingstoke, Bath, Bayswater, Belfast, Berwick Upon Tweed, Beverley, Bexleyheath, Bicester, Bishop'S Stortford, Boscombe, Bournemouth, Bracknell, Bradford, Braintree, Brecon, Brentwood, Bridgend, Bridlington, Bristol, Bromley, Burnley, Bury St Edmunds, Caerphilly, Cambridge, Cannock, Cardigan, Castleford, Cheltenham, Chiswick, Clapham, Clifton (Avon), Coalville, Coleraine, Corby, Coventry, Cribbs Causeway (The Mall), Cumbernauld, Darlington, Docklands, Doncaster, Dorking, Dover, Dunfermline, Ealing, East Ham, East Kilbride, Edgware, Edinburgh, Eltham, Ely, Enfield, Epsom, Evesham, Exeter, Exmouth, Falmouth, Fareham, Farnborough, Farnham, Fleet, Folkestone, Gillingham, Glasgow, Gloucester, Gravesend, Great Yarmouth, Greenock, Guildford, Halesowen, Hamilton, Hammersmith, Harrow, Hartlepool, Hastings, Hexham, Hinckley, Horsham, Hounslow, Hove, Hull, Huntingdon, Ilford, Ilkley, Inverness, Islington, Keighley, Kettering, Kilmarnock, Kingston Upon Thames, Leeds, Leicester, Lisburn, Liverpool, Londonderry, Lowestoft, Lymington, Lytham St Anne'S, Maidenhead, Maidstone, Manchester, Market Harborough, Melton Mowbray, Merthyr Tydfil, Middlesbrough, Mold, Monmouth, Motherwell, Neath, Newmarket, Newport (Isle Of Wight), Newport (Shropshire), Newquay, Newry, Newtown, Newtownabbey, Omagh, Orpington, Penzance, Plymouth, Pontypridd, Portadown, Putney, Redcar, Rhyl, Richmond (Surrey), Ross On Wye, Rotherham, Scarborough, Sheffield, Skegness, Skipton, South Shields, Southsea, Spalding, St Albans, St Andrews, St Austell, Staines, Stevenage, Stirling, Stratford, Streatham, Stroud, Sudbury, Sutton, Swindon, Taunton, Tiverton, Tooting, Trowbridge, Truro, Tunbridge Wells, Uttoxeter, Uxbridge, Victoria, Walthamstow, Warrington, Wellingborough, Wells, Welwyn Garden City, Weston Super Mare, Wigan, Wilmslow, Wimbledon, Wisbech, Witney, Woking, Wood Green, Woolwich, Worksop, Yate Ground Floor Only, Ancillary Storage Required

Amenities:

Location: OUT-OF-TOWN SHOP. CENTRE, PRIME PITCH/HIGH STREET, IN-TOWN SHOPPING CENTRE, GOOD 2NDARY/FRINGE PRIME

Tenure: PURCHASE, LEASE

Use: CLASS A1, RETAIL

Notes: The company require from 500 sq ft ancillary space. It is also interested in Blanchardstown, Carlow, Cork, Dublin, Galway, Kilkenny, Limerick, Sligo, Tralee, Waterford and Wicklow in the Republic of Ireland. Bath, Cambridge, Cheltenham, Glasgow, Newport, Stirling and Swindon are relocations. Additional units are required in Coventry, Edinburgh, Exeter, Gloucester, Hull, Leeds, Liverpool, Manchester and Sheffield. Please only contact Adam Lazenbury with properties in the Midlands. For West Scottish properties contact Sheila Campbell (0141 226 5241/sheila.campbell@dtz.com). For East Scottish Properties contact David Conroy (0141 226 5241/david.conroy@dtz.com). For properties in Northern Ireland contact Paul Mulholland (028 9023 3455/paul.mulholland@dtz.com). Properties in Republic of Ireland contact Karl Stewart (+353 1 639 9347/karl.stewart@dtz.ie). For properties in the North East contact Richard Barker on 0113 254 3017 or richard.baker@dtz.com. For properties in the North contact Gary Compton on 0161 455 3775 or gary.compton@dtz.com. For properties in the South East contact Mark Painter on 020 7643 6517 or mark.painter@dtz.com. For properties in the South West and South Wales contact Spencer Wilson on 0117 900 4321 or spencer.wilson@dtz.com.

Initial Research Date: 11/07/2005

Last Update Date: 23/03/2007

Agent: DTZ DEBENHAM TIE LEUNG

Tel: 020 7643 6534  
Fax: 020 7643 6431

Address: 1 Curzon Street  
London  
W1J 5HD

Contact: Mr Kevin Farrow

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Company Name:	WRIGHTS	Speciality:	FAST FOOD/TAKEAWAY OUTLETS
Requirements:	1	Existing Outlets:	10
Requirement Size:	400 - 1,000 sq ft	Use:	RETAIL
Outlets Required:	Ashby De La Zouch, Brownhills, Burton On Trent, Cannock, Chelmsley Wood, Erdington, Hinckley, Lichfield, Nuneaton, Rugeley, Stafford, Sutton Coldfield, Tamworth, Uttoxeter, Walsall, West Bromwich, Wolverhampton		
Amenities:	IN TOWN, Ancillary Storage Required		
Location:	PRIME PITCH/HIGH STREET		
Tenure:	LEASE, PURCHASE		
Use:	RETAIL		
Notes:	The company is looking for units offering 400 to 1,000 sq ft sales plus ancillary space in prime retail locations.		
Initial Research Date:	09/06/2006	Last Update Date:	09/06/2006
Agent:	SHOPFRONT PROPERTY CONSULTANTS LTD	Tel:	0121 222 2626
		Fax:	0121 222 2620
Address:	Aspect Court 4 Temple Row Birmingham B2 5HG	Contact:	Mr Russell Williams

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## APPENDIX 5

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### Floorspace Data (Hinckley Town Centre)

Appendix 5 Summary Floorspace Data for Hinckley Town Centre

	Floorspace (gross)	
	sq.ft	sq.m
Convenience	58,500	5,430
Comparison	314,900	29,200
Services	126,700	11,760
Miscellaneous*	4,400	420
Vacant Units	22,300	2,070
Units with No Experian Goad Trade Type**	221,300	205,90
<b>Total Floorspace</b>	<b>748,100</b>	<b>69,470</b>

Source: Experian Goad (December 2006)

\* For example: Post Offices, information bureaux

\*\* For example: Public houses, offices, residential