



Prime Retail / Restaurant Opportunities

From 1,206 Sq.ft to 13,665 Sq.ft
(112 Sq.m to 1,270 Sq.m)





*Computer generated image

ACCOMMODATION SCHEDULE

| | | |
|--------------------|--------------|------------|
| MSU1 (UNDER OFFER) | Sq.ft | Sq.m |
| Total | 4,819 | 448 |
| MSU2 | Sq.ft | Sq.m |
| Total | 5,600 | 520 |
| MSU3 | Sq.ft | Sq.m |
| Total | 5,122 | 476 |
| MSU4 | Sq.ft | Sq.m |
| Total | 2,943 | 273 |
| SU1 (UNDER OFFER) | Sq.ft | Sq.m |
| Total | 1,206 | 112 |
| SU2 | Sq.ft | Sq.m |
| Total | 2,101 | 195 |
| SU3 | Sq.ft | Sq.m |
| Total | 2,739 | 254 |
| SU4 | Sq.ft | Sq.m |
| Total | 1,977 | 184 |

PRIME LOCATION WITH GREAT NEIGHBOURS

Kingsmead Square is situated in the heart of Farnborough Town Centre between J Sainsbury, New Look, Starbucks and The Gym, and the refurbished centre that is anchored by Wilkinson's, Vue, and Prezzo in a 100% prime location.



PRIME RETAIL AND LEISURE DESTINATION IN FARNBOROUGH

HIGHLY AFFLUENT SOUTH EAST TOWN

7 SCREEN VUE CINEMA, PREZZO, HANCOCK'S AND STICKY SISTERS OPEN

CORE CATCHMENT OF 74,000 RESIDENTS AND A SECONDARY CATCHMENT OF 130,000 RESIDENTS

HIGHER THAN UK AVERAGE DEMOGRAPHICS

SIGNIFICANT ONGOING INVESTMENT IN THE TOWN CENTRE BY RUSHMOOR BOROUGH COUNCIL AND ITS PARTNERS

DEVELOPMENT

A new mixed-use commercial and residential scheme comprising approximately 30,000 Sq.ft (2,787 Sq.m) of ground floor retail divided into a range of unit sizes. All units are available with planning use classes A1 to A5 and will benefit from glazed frontages with capped services ready for fitting out.

The upper parts of the development will comprise 99 residential units, with a mix of 1, 2 and 3 bedroom apartments.

CATCHMENT PROFILE*

The total population within the Farnborough primary catchment is 74,000 people and the area contains a significantly above average proportion of ABC1s. This is reflected in the spending habits of the catchment being significantly above the PROMIS average.

Farnborough is also home to some major corporations offering significant local employment, including BAE Systems, BMW UK, Lockheed Martin and Qinetiq, whilst Farnborough International Exhibition and Conference Centre (10,000 delegates annually) is nearby.

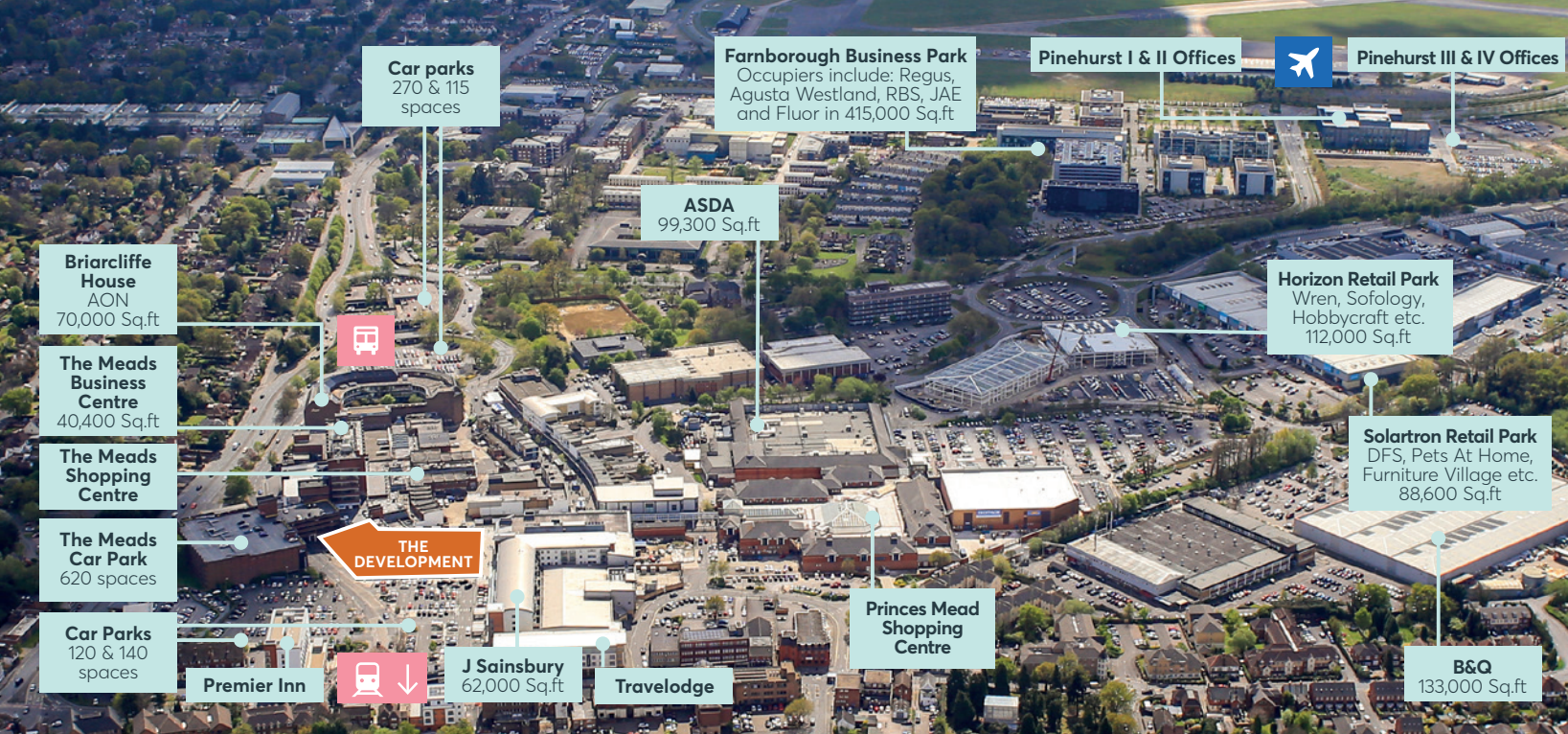
*source: CACI



 **2,000**
PARKING SPACES AVAILABLE

TOP 7% OF CACI
RETAIL FOOTPRINT CATCHMENT

43% OF CATCHMENT WITHIN TOP TIER 'EXECUTIVE WEALTH' & 'CAREER CLIMBERS'



LOCATION

Farnborough is a major commercial and retailing centre, situated 35 miles south west of London, 18 miles east of Reading and 11 miles north west of Guildford. It is one of the best connected towns in the UK.

Farnborough is located 2 miles south of junctions 4/4a of the M3 motorway and 5 miles north west of the junction of the A3 and A31.

Farnborough is on the South Western mainline and is served by fast and direct trains to London Waterloo (34 minutes) and Reading (22 minutes).

Farnborough Airport, situated 1 mile to the south of the town, is the only airport near London dedicated to business aviation. London Heathrow and Gatwick are also easily accessible.



FOR FURTHER INFORMATION

Please contact the joint sole agents:



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A development by



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