

# 28 EAST RETAIL PARK

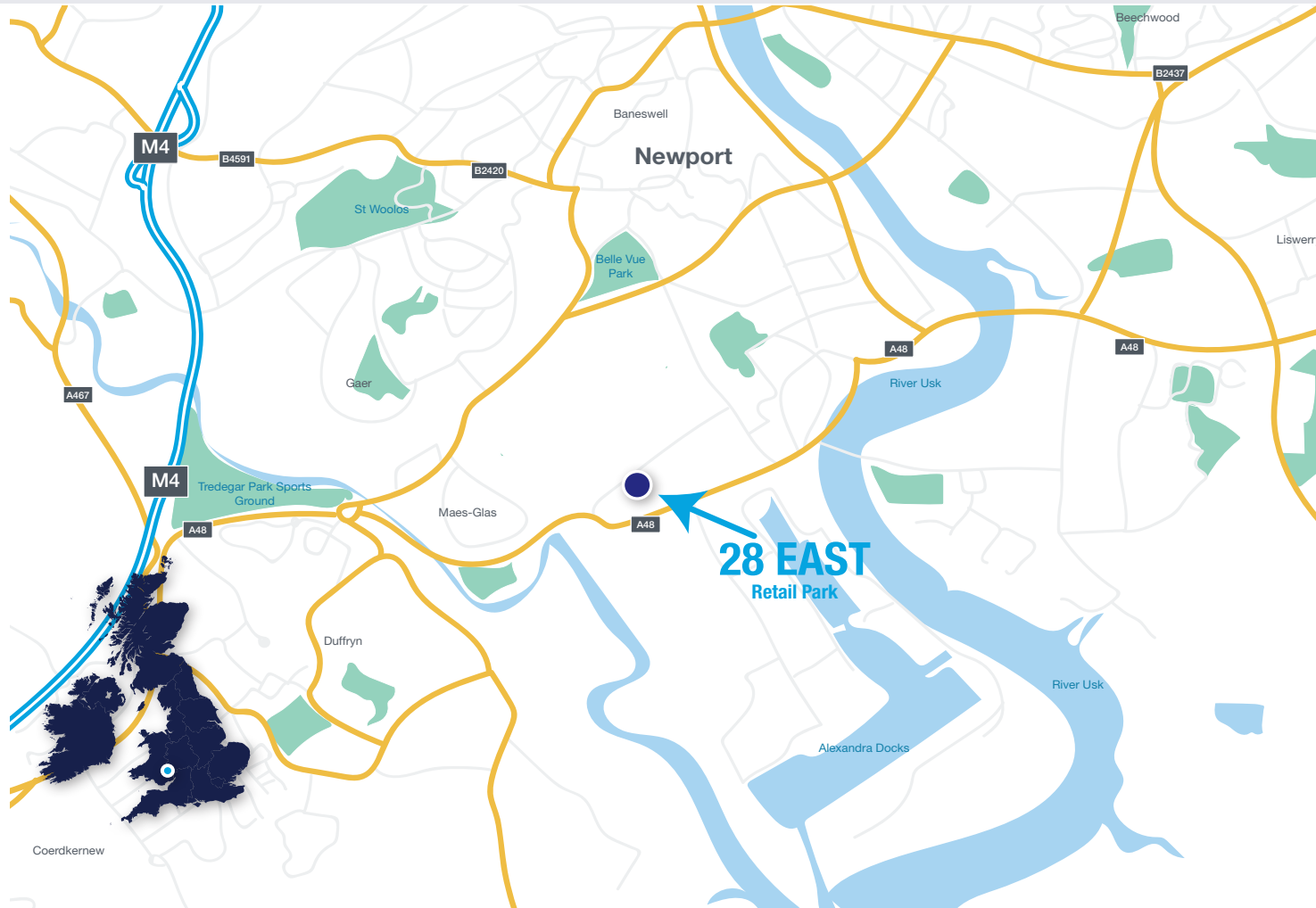
Newport, NP20 2NN





# 28 EAST RETAIL PARK

## Location and Demographics



28 East Retail Park is situated on Docks Way, approximately 1.5 miles to the south of the city centre. Docks Way is accessed off the Southern Distributor Road (A48), a dual carriageway running to the south of the town and connecting Junctions 24 and 28 of the M4 motorway.



The subject park extends to an approximate total gross internal ground floor area of 213,565 sq ft constructed in approximately 2001.



There are 828 customer car parking spaces located to the front of the retail units with a car parking ratio of 1:258 sq ft of ground floor area.



The 2011 census showed Newport to have a total population of 145,736, which ranks 7th of the 23 local and unitary authorities in Wales, and the highest 40% of all local and unitary authorities in England and Wales. (Office of National Statistics, Census 2011).

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## Current Layout



Car Parking:  
**828 Spaces**

Planning:  
**Mixed consent**

| Unit | Occupier        | Size      |
|------|-----------------|-----------|
| 1a   | B&M             | 35,698 sf |
| 1b   | The Range       | 63,303 sf |
| 2    | Under Offer     | 10,840 sf |
| 3    | To Let          | 12,140 sf |
| 4    | Benson for Beds | 9,154 sf  |
| 5    | Halfords        | 9,144 sf  |
| 5b   | To Let          | 5,400 sf  |
| 5c   | Topps Tiles     | 5,700 sf  |
| 6    | Staples         | 14,017 sf |
| 7    | DW Sports       | 24,977 sf |
| 8    | Wren Kitchens   | 20,023 sf |
| 10   | KFC Drive Thru  | 2,911 sf  |

**Total size new 213,565 sf**







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Further information  
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