

PLANNING
NOW GRANTED

Train Station

To A52 (M1 J25)

To Pride Park

COLLEGE
RETAIL PARK
DERBY

Bradshaw
Retail Park

intu Derby
Shopping Centre

A601

The Site



ANCHOR STORE
15,000FT²

To City Centre

Opening Summer 2018



4 UNITS TO LET

A development by:


wheatcroftland

College Retail Park
Burton Road, Derby
DE1 2HH

- New 31,522ft² value-led retail scheme
- Located at the edge of Derby city centre
- Anchored by Aldi foodstore
- 3 units under offer to Card Factory, Indigo Sun and Greggs
- 4 units remaining
- Planning granted for A1, A2, A3, A5 and D2 uses
- Opening Summer 2018

INTERESTED?

Click: fhp.co.uk Call: 01332 343 222



DID YOU KNOW? DERBY HAS...



Hi-Tech
One of the highest skilled workforces in the UK with **12% of Derby employees in hi-tech functions**. 4x the UK average.

HQ
UK HQs for Rolls-Royce, Bombardier and Toyota.



Investment
£300m being invested in new schemes:
✓ Sports Arena ✓ Velodrome
✓ Hi-tech business park (Infinity Park Derby).



Connected
Derby's superfast broadband availability is **94%**. That's better than London.

38%

Professional
Derby has **38%** of workforce employed in **professional functions**. That's better than Birmingham.

235
SHOPS

intu Shopping Centre
26 million shoppers pa
Bought by intu for £400m in March 2014.

Travel
Derby is an **89-minute** train journey to London St Pancras.



Commuting
The **UK's most central city** and has a travel to work population of **2.1 million**.



Overview

College Retail Park is to be a new value-led retail park on the edges of Derby city centre with the benefit of extensive customer car parking, to be undertaken by Wheatcroft Land. The development will be anchored by a new Aldi foodstore.

Timescales

Planning Consent has now been secured – tenants should be able to open to trade for Summer 2018.

Lease

New 15-year lease on full repairing and insuring terms.

Service charge

Circa £1.00/ft² per annum.

Planning

Planning granted for A1, A2, A3, A5 and D2 uses.

Accommodation Schedule

Supermarket	ALDI	15,000ft ²	SOLD
Unit	Availability	Area	Rent pa
1	To Let	5,500ft ²	£90,000
2	To Let	1,750ft ²	£35,000
3	To Let	1,720ft ²	£35,000
4	Card Factory	1,500ft ²	UNDER OFFER
5	Indigo Sun	1,500ft ²	UNDER OFFER
6	To Let	3,070ft ²	£55,000
7	Greggs	1,252ft ²	UNDER OFFER
Total		31,522ft²	



intu Shopping Centre



Rolls-Royce



Velodrome



Aldi



Confirmed Retailers



COLLEGE RETAIL PARK

DERBY



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