

M&S FOODHALL

M&S FOODHALL

Poundland

Poundland

MATALAN

Welcome to MATALAN

# RETAIL OPPORTUNITIES AVAILABLE

CHINEHAM SHOPPING, BASINGSTOKE, RG24 8BQ

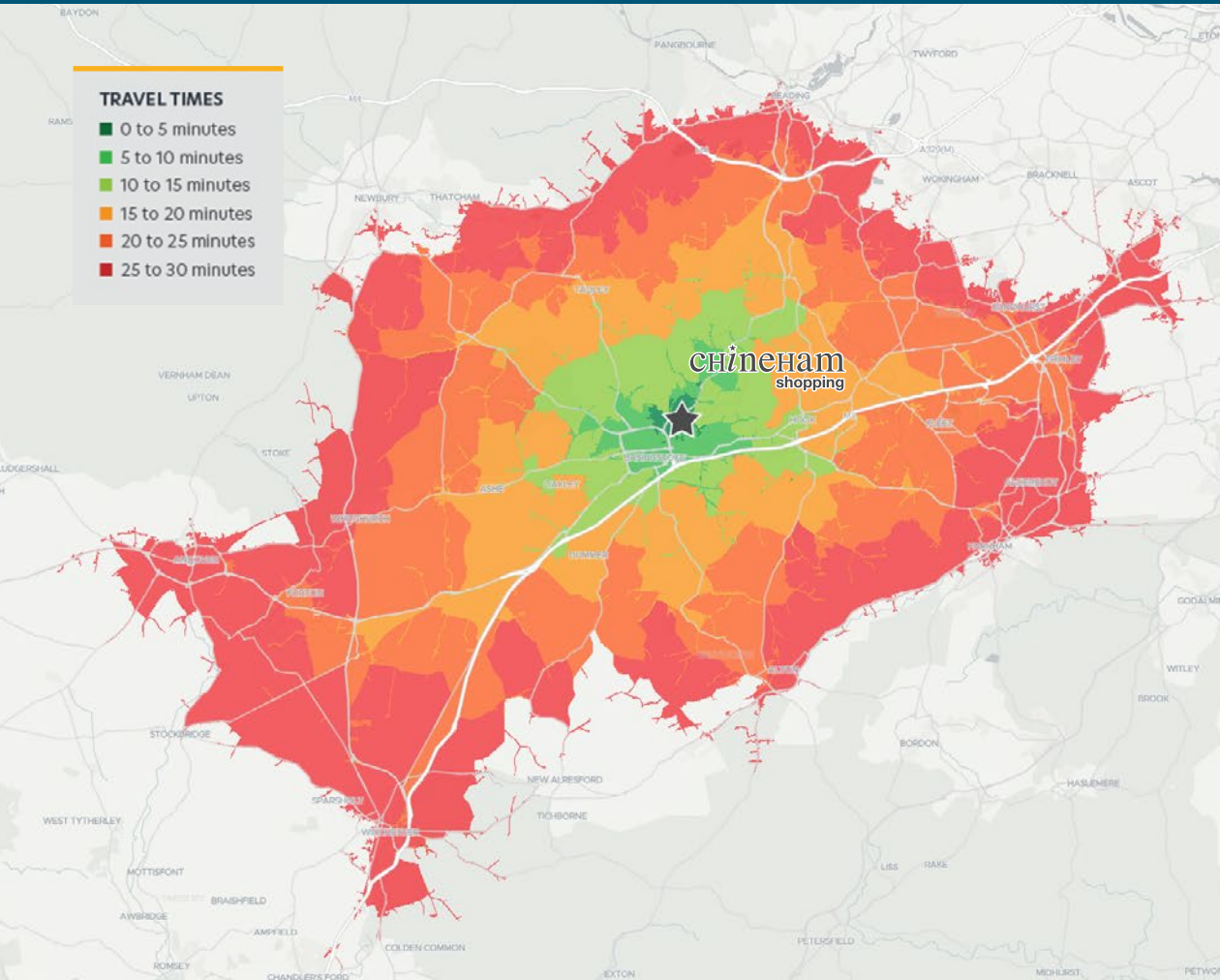
# CURRENT SITE PLAN



UNIT	GIA SQ FT		OCCUPIER
	GRND	1ST	
A	76,227 sq ft	2,076 sq ft	Tesco
B	6,994 sq ft	-	Under Offer
C	5,581 sq ft	-	McDonald's
D	3,903 sq ft	-	Available
E1	9,629 sq ft	9,236 sq ft	M&S Foodhall
E2	6,957 sq ft	1,683 sq ft	Pets Corner
E3	18,360 sq ft	16,908 sq ft	Matalan
F	10,021 sq ft	1,452 sq ft	Boots

1	1,215 sq ft	514 sq ft	Available
2	1,247 sq ft	518 sq ft	Loddon Properties
3-4	2,529 sq ft	-	Naomi House
5	1,241 sq ft	-	Available
6	1,229 sq ft	-	Greggs
7	1,223 sq ft	532 sq ft	Sue Ryder
8	1,094 sq ft	-	Greek Street
9	1,044 sq ft	-	Vemillion
10	1,026 sq ft	-	Subway
11	1,011 sq ft	-	Available
12	1,642 sq ft	-	Under Offer
13	1,041 sq ft	-	Card Factory
14	1,045 sq ft	-	Cutting Bar
15	1,096 sq ft	-	Costa
16	1,098 sq ft	-	Johnsons Cleaners
17	1,117 sq ft	-	Chineham Opticians
18	1,131 sq ft	-	Toucan Travel
19	1,156 sq ft	-	St Michael's Hospice
20	1,077 sq ft	566 sq ft	Domino's
21-22	2,094 sq ft	1,181 sq ft	Kitchen Chef
23	1,318 sq ft	1,112 sq ft	Medivet
24	1,433 sq ft	-	Bright Young Things

# LOCAL AREA



## LOCAL DEMOGRAPHIC

With a residential population of 186,663, Chineham is home to some of the most affluent consumer groups with a significantly above average proportion of adults categorised as Affluent Achievers (32%) and Rising Prosperity (21.2%). Dominant groups include Career Climbers (21.2%) and Executive Wealth (25.3%).\* Furthermore, the area is projected to see above UK average growth in population.

Source \*2021 CACI

ESTABLISHED, CONVENIENCE-LED SCHEME ★ STRATEGICALLY LOCATED

★ EXCELLENT COMMUNICATION LINKS – ONLY 6 MINS FROM J6 OF M3 ★

# A COLLECTIVE MIX OF NATIONALS & INDEPENDENTS



# DEMOGRAPHICS




The level of car ownership in Basingstoke is significantly above the UK average with a particularly high proportion of 2 car households. This is naturally beneficial to Chineham Shopping as it is a car led scheme.


Major employers in Basingstoke come from a wide range of sectors. The town's largest employers include Motorola, AA, Lilly, Sony, Taylor Made, Ring Go, Sainsbury's, Macmillan Publishing, Exertis Hammer, De La Rue, Linde, Leverton Lithium & Fyffes. Kingsland Business Park, the main industrial/warehouse area of Basingstoke is located 2 miles north east of Basingstoke town centre and within walking distance of Chineham Shopping. Chineham Business Park, which is situated 1.5 miles immediately north of Chineham Shopping provides approximately 815,000 sq ft of mixed-use business park accommodation, home to 60 companies who employ 4,000 people.




## LOCATION

Basingstoke is one of the principal commercial and retail centres in Hampshire and is located approximately 49 miles south west of London, 26 miles west of Guildford, 32 north of Southampton and 19 miles south of Reading.

 Chineham Shopping is situated approximately 2.6 miles north east of Basingstoke town centre with a drive time of approximately 8 minutes from the train station. The town enjoys excellent road communications, lying just 2.3 miles north of the M3 motorway (Junction M6) and 14 miles south of the M4 motorway (Junction 11), both of which connect to the M25 London Orbital motorway to the east.

 Direct trains to London run from Basingstoke Station with a fastest journey time of 44 minutes.

 Basingstoke's local bus services run between Chineham and Basingstoke town centre and from the bus station in Festival Place to many local destinations. The Route No. 4 & 7 service runs approximately every 10 minutes from the centre of Basingstoke to Chineham Shopping.



## KEY DETAILS

### CONVENIENT SHOPPING IN THE HEART OF CHINEHAM

- Outdoor scheme
- Three large car parks offering 825+ free parking spaces
- Easily accessible via bus (10 mins drive from Basingstoke train station)

### COMMUNITY IS KEY

Chineham thrives off a community feel and occupier line up, including Chineham Library and Chineham Opticians.



## KEY STATS

- Population Catchment = 73,391 (10 min drive time) 144,890 (20 min drive time)
- Convenience spend within the 5 min drive time is £4,612 per household, higher than the regional average.
- Eating Out spend within the 5 min drive time is £2,722 per household, higher than the regional average.

Source \*Storepoint Geo 2022

## FOR FURTHER INFORMATION



### POLLY ANDREWS

polly@morganwilliams.co.uk +44 (0) 7786 743 719

### RICHARD ALLSOP

richard@morganwilliams.co.uk +44 (0) 7801 842 576



### TOM CLANCY

tclancy@curchodandco.com +44 (0) 7720 091 337

HARVEY SPACK FIELD



### DAVID COMB

comb@harveyspackfield.co.uk +44 (0) 7919 220 580

### Misrepresentation Notice

Savills, Harvey Spack Field and London Clancy for themselves and for the Vendors of the property whose Agents they are, give notice that: i. the particulars are set out as a general outline only for the guidance of intending purchasers and do not constitute, nor constitute part of, an offer or contract; ii. all descriptions, dimensions, references to condition and necessary permissions for use and occupation and other details are given in good faith and are believed to be correct, but any intending purchaser should not rely on them as statements or representations of fact and must satisfy themselves by inspection or otherwise as to the correctness of each of them; iii. no person in the employment of Savills, Harvey Spack Field or London Clancy has any authority to make or give any representations or warranty whatever in relation to this property or the particulars, nor enter into any contract relating to the property on behalf of Savills, Harvey Spack Field and London Clancy nor any contract on behalf of the vendors; and iv. no responsibility can be accepted for any expenses incurred by intending purchasers in inspecting properties which have been sold or withdrawn.