

New Era Square

A New Era Development (UK) Ltd property

Retail units to let



Sheffield Business
awards
WINNER 2016

Prime retail space delivered to 'shell and core' with prominent frontages onto New Era Square and Bramall Lane

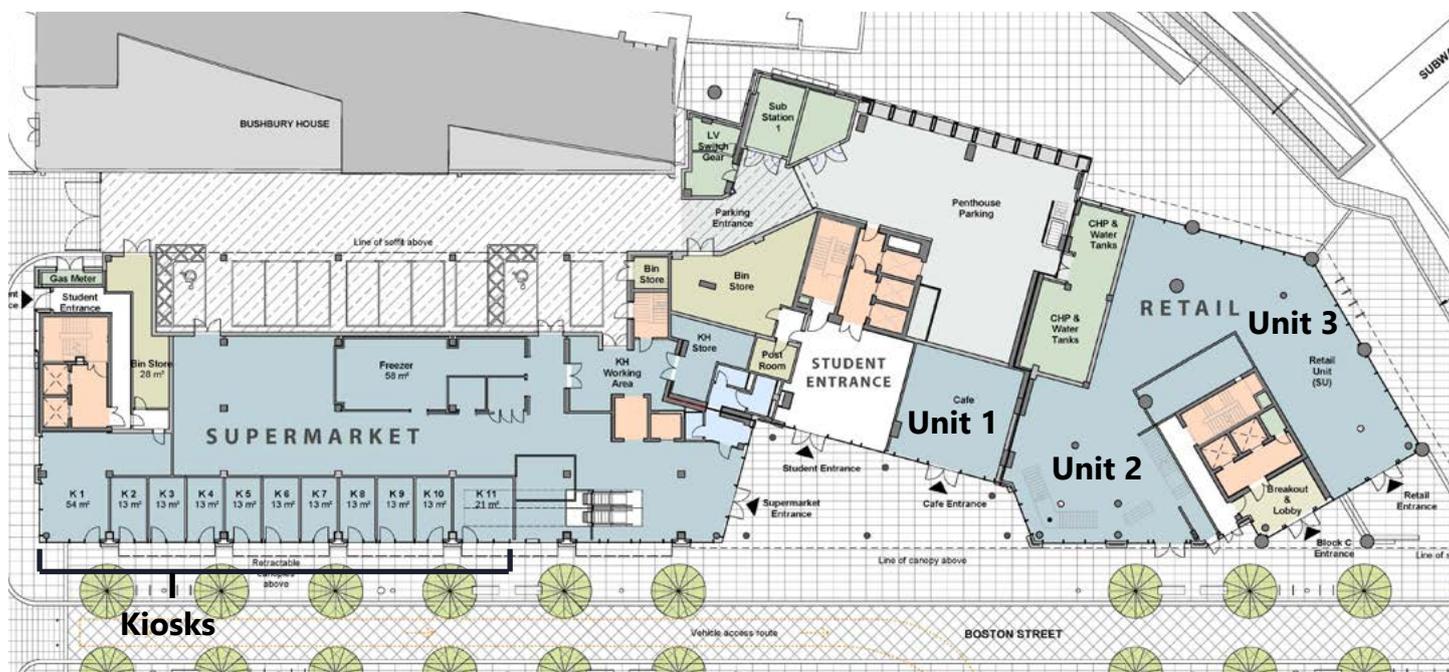
New Era Development (UK) Ltd is a multi-million pound international property developer based in Sheffield. With over £65 million of Chinese investment, we are now bringing a major new urban destination to the community of Sheffield.

Set to be the city's major new urban destination, New Era Square is, at its heart, all about bringing together the community of Sheffield. Sheffield is, by population, the 5th largest city in the UK, boasting 2 leading universities and a diverse population.

New Era Square will be a truly inclusive space with a cosmopolitan vibe. An open air public square in the centre of the development will have retail and restaurant outlets that embrace a variety of different cultures. Located on the St Mary's Gate junction of Sheffield ring road, New Era Square is just 4 minutes' walk away from Sheffield United Football Club, the oldest football ground in the country.

Clustered around New Era Square are the Forge Student Residences, home to over 1,000 students, and national retailers Sainsbury's Local, Wilkinson's and Aldi. This is your chance to join them and enjoy the future success of New Era Square.

Phase 1



Description

The development will boast leisure, retail, business and student led residential housing. The finished development will include 12 retail and A3, A4 and A5 consented units of varying sizes, anchored by a 21,500 sq.ft. cash and carry Oriental supermarket.

To compliment the residential and retail elements, a business hub will be developed, creating state-of-the-art office space for entrepreneurial business people, exhibition space and a Chinese Business Incubator.

The Phase 1 release will comprise 3 units as shown above. Each unit will have frontage onto the new Square to be created, plus unit 3 will have frontage onto the busy Bramall Lane at its junction with St Mary's Gate.

Accommodation

Phase 1 provides the opportunity for 3 retail units, which can be taken as a whole or individually according to the tenant's requirements. Units 2 and 3 will be built to a height so that mezzanine floors are possible.

Annual Rent

Unit 1: £15,000 per annum

Unit 2: £42,000 per annum

Unit 3: £50,000 per annum

All rentals quoted are exclusive of V.A.T. and will be payable quarterly in advance.

Energy Performance Certification

To be supplied on practical completion.

Viewing

Opportunities within New Era Square are limited, so it is recommended that you make a formal expression of interest at the earliest opportunity. All plans of the development can be viewed on the dedicated website www.ned-uk.com.

Campbell & Co will be happy to discuss letting terms in greater detail via the contact details given below.



Unit/level	Sq. Metres	Sq. Foot
TOTAL Unit 1 (Ground Floor only)	68	732
Unit 2/Ground Floor	140	1,507
Unit 2/ Mezzanine	110	1,184
TOTAL Unit 2	250	2,691
Unit 3/Ground Floor	265	2,852
Unit 3/ Mezzanine	155	1,669
TOTAL Unit 3	420	4,521

Enquire now
with Campbell &
Co. to arrange a
viewing:



Alastair Campbell
Director

Email: alastair@campbell-co.co.uk

Tel: +44 (0) 7774 275 273

Web: www.campbell-co.co.uk

New Era Square is Sheffield's £65 million, new-age 'Chinatown'. Set in the heart of the city, this prestigious scheme will compliment the thriving multi-cultural scene on London Road and the popular new leisure and retail developments on The Moor.

Situated next to modern student accommodation, a 32,700 capacity football stadium, offices and national retailers including Aldi, Sainsbury's Local and Wilkinson's, this development has already attracted the interest of national and international retailers.

Arrange your viewing today with Campbell & Co
0114 276 5551
alastair@campbell-co.co.uk

New Era Development (UK) Ltd

Office Opening Hours: Monday to Friday, 9am - 5pm
KH Building, Boston Street, Sheffield S2 4QF

Web: www.ned-uk.com

Tel: +44 (0) 114 272 9904

Email: info@ned-uk.com

Fax: +44 (0) 114 275 6663

 New Era Development (UK) Ltd

  @NewEraSheffield

