

# GATEWAY



## SHOPPING PARK

Knocknacarra, Galway City



Galway's OMNI Channel Retail Destination

DUNNES  
STORES

next

new  
look

B&Q

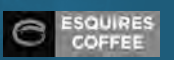
Harvey Norman



Carraig Donn

evergreen

Petstóp



# STRATEGICALLY LOCATED

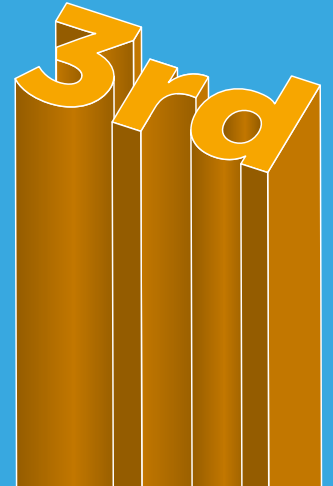
GALWAY IS THE **LARGEST URBAN CENTRE** ON THE WESTERN COAST OF IRELAND



GALWAY IS THE WEST OF IRELAND'S **RETAIL AND TOURISM CAPITAL**



**3RD LARGEST** CITY IN IRELAND WITH A **POPULATION INCREASE OF 4.1% SINCE CENSUS 2016**



THE AVERAGE DISPOSABLE INCOME IN GALWAY PER CAPITA IS EXCESS **€19,000** PER ANNUM



**8,510** NEW HOUSES PROJECTED IN GALWAY CITY FROM 2011 TO 2022



**1.24 MILLION** TOURISTS VISIT GALWAY ANNUALLY SPENDING **€350 MILLION**





1KM





LOCATED ON  
WESTERN SIDE OF  
GALWAY CITY IN A  
DENSELY POPULATED  
SUBURB



ACCESSED OFF THE  
WESTERN DISTRIBUTOR  
ROAD 400M FROM  
THE PROPOSED M6  
GALWAY CITY BYPASS



ESTABLISHED  
RETAIL DESTINATION  
FOR WEST  
OF IRELAND



LOCATED CLOSE TO  
GALWAY UNIVERSITY  
HOSPITAL & NUI  
GALWAY WITH OVER  
20,000 STUDENTS






# AERIAL








# KEY FACTS

**TENANTS** DUNNES STORES next look McSharry B&Q Harvey Norman Boots

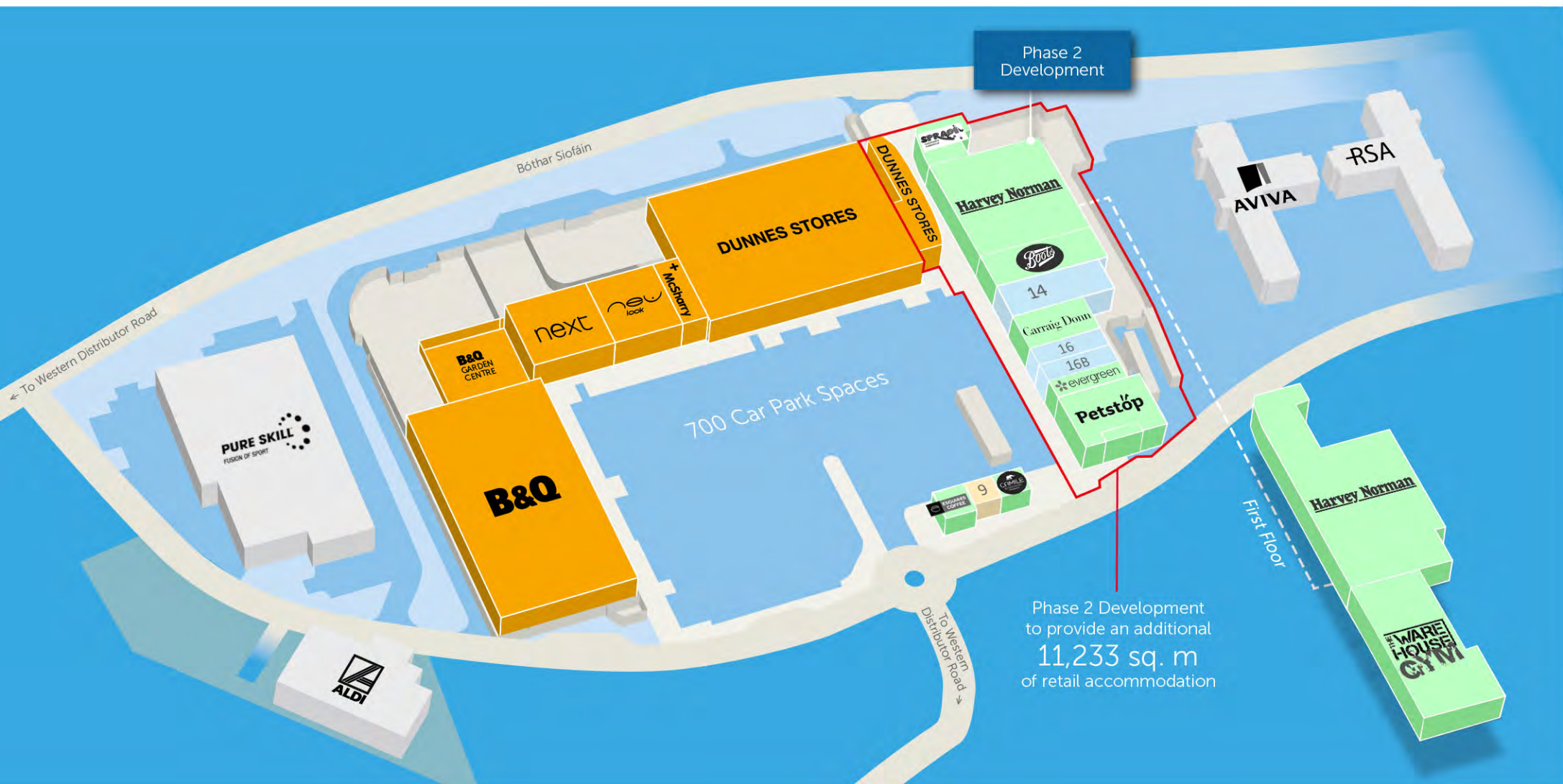
 Galway's only **open use** shopping park

 Currently comprising of approx. **15,504 sq. m** (166,884 sq. ft) of retail accommodation

 **700** surface and basement car spaces

 **Post Phase 2 Development** will be c. 30,000 sq. m (320,000 sq. ft)



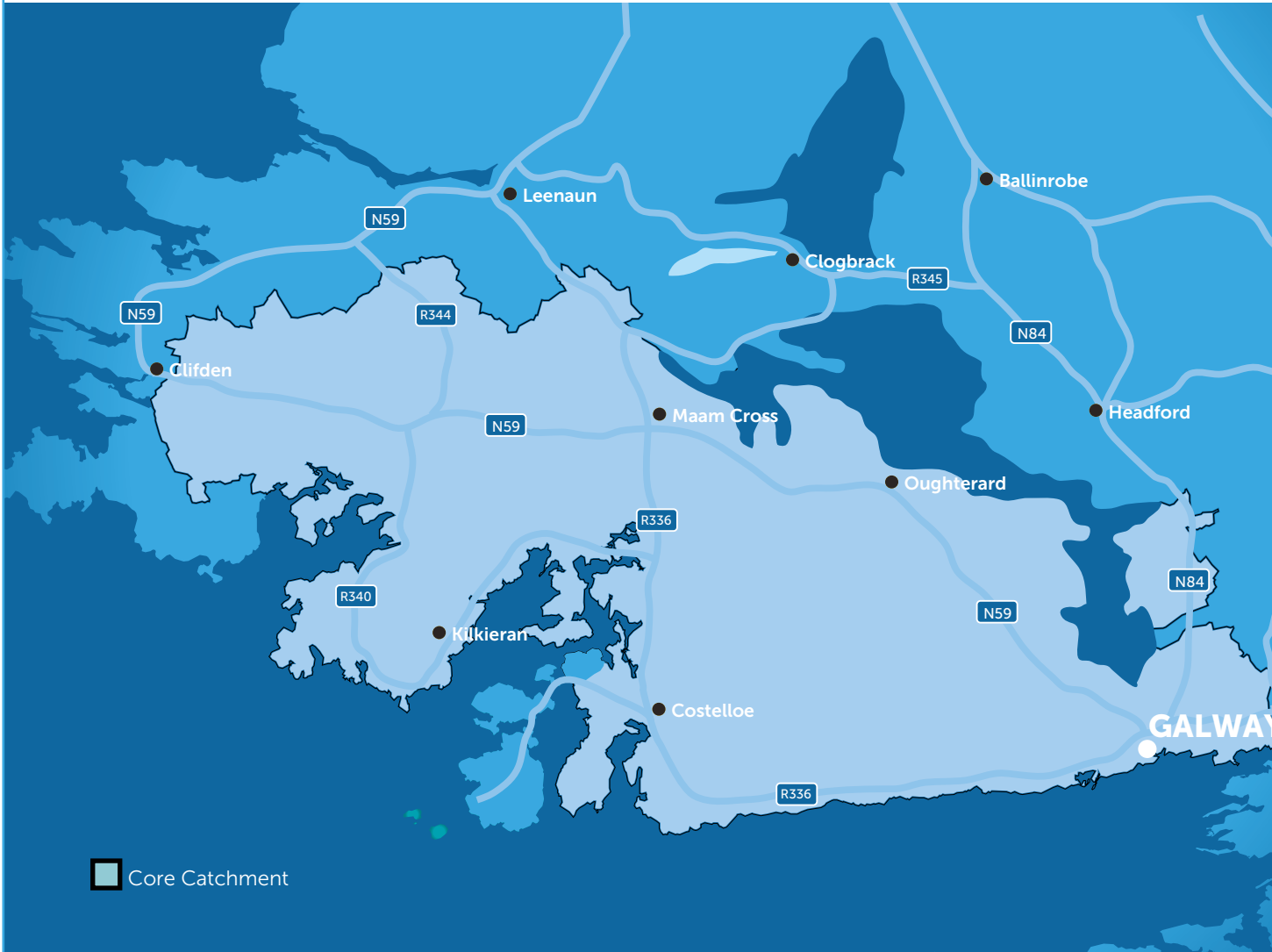


Phase 2  
Development

Phase 2 Development  
to provide an additional  
**11,233 sq. m**  
of retail accommodation



# CATCHMENT/ DEMOGRAPHICS



**104,681**

CORE CATCHMENT (30 MIN DRIVE)  
POPULATION 104,681 PEOPLE  
(AS PER CENSUS 2016)

**55%**

OF CATCHMENT ARE CLASSED AS  
ABC1 SOCIAL STATUS

**16.2%**

THE CATCHMENT HAS GROWN  
16.2% SINCE THE 2002 CENSUS

**44%**

OF THE CATCHMENT ARE IN  
THE 25-54 AGE CATEGORY

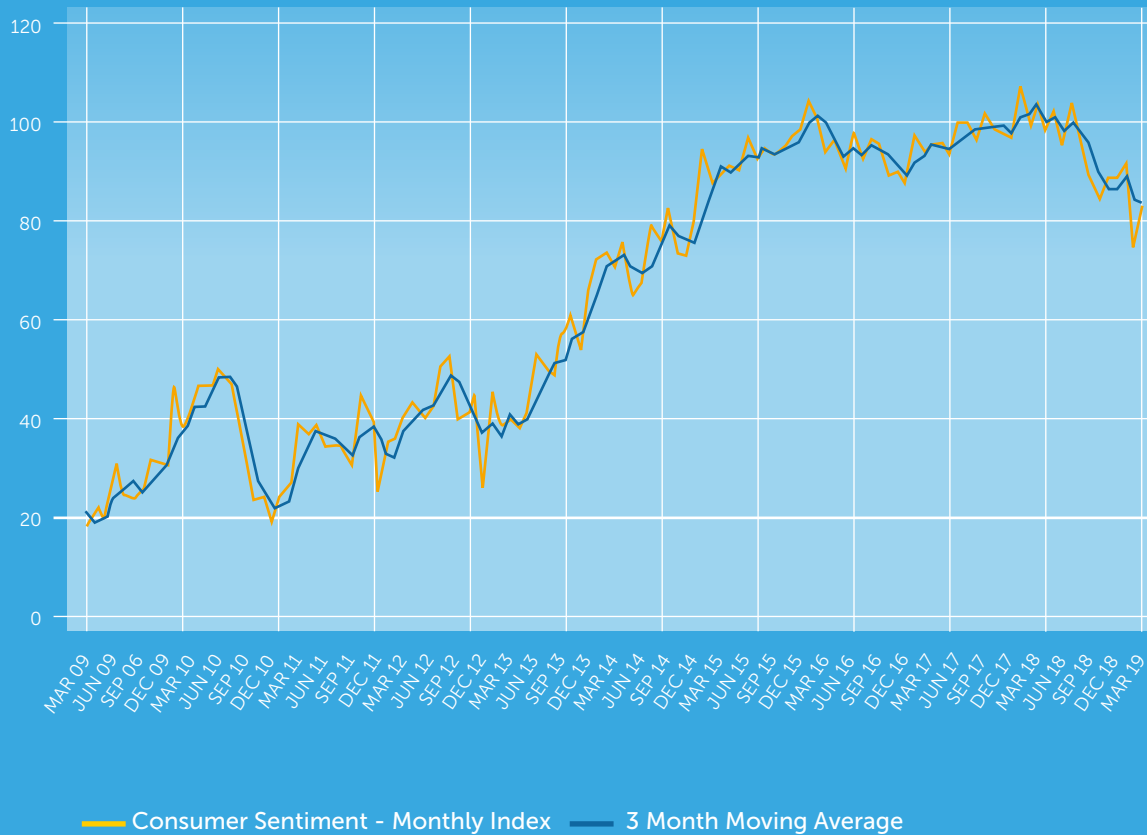
**€1.99BN**

THE TOTAL ANNUAL DISPOSABLE  
INCOME WITHIN THE CATCHMENT



# CONSUMER SENTIMENT

CONSUMER SENTIMENT INDEX



CONSUMER SENTIMENT INDEX REMAINED HIGH WITH A PEAK OF **107.6** IN 2018

RETAIL SALES VOLUMES ARE **UP 5.1%** IN THE YEAR TO FEBRUARY 2018

GATEWAY SHOPPING PARK IS **IDEALLY LOCATED** TO SUPPORT OMNI CHANNEL RETAILING





# PHASE 2 DEVELOPMENT



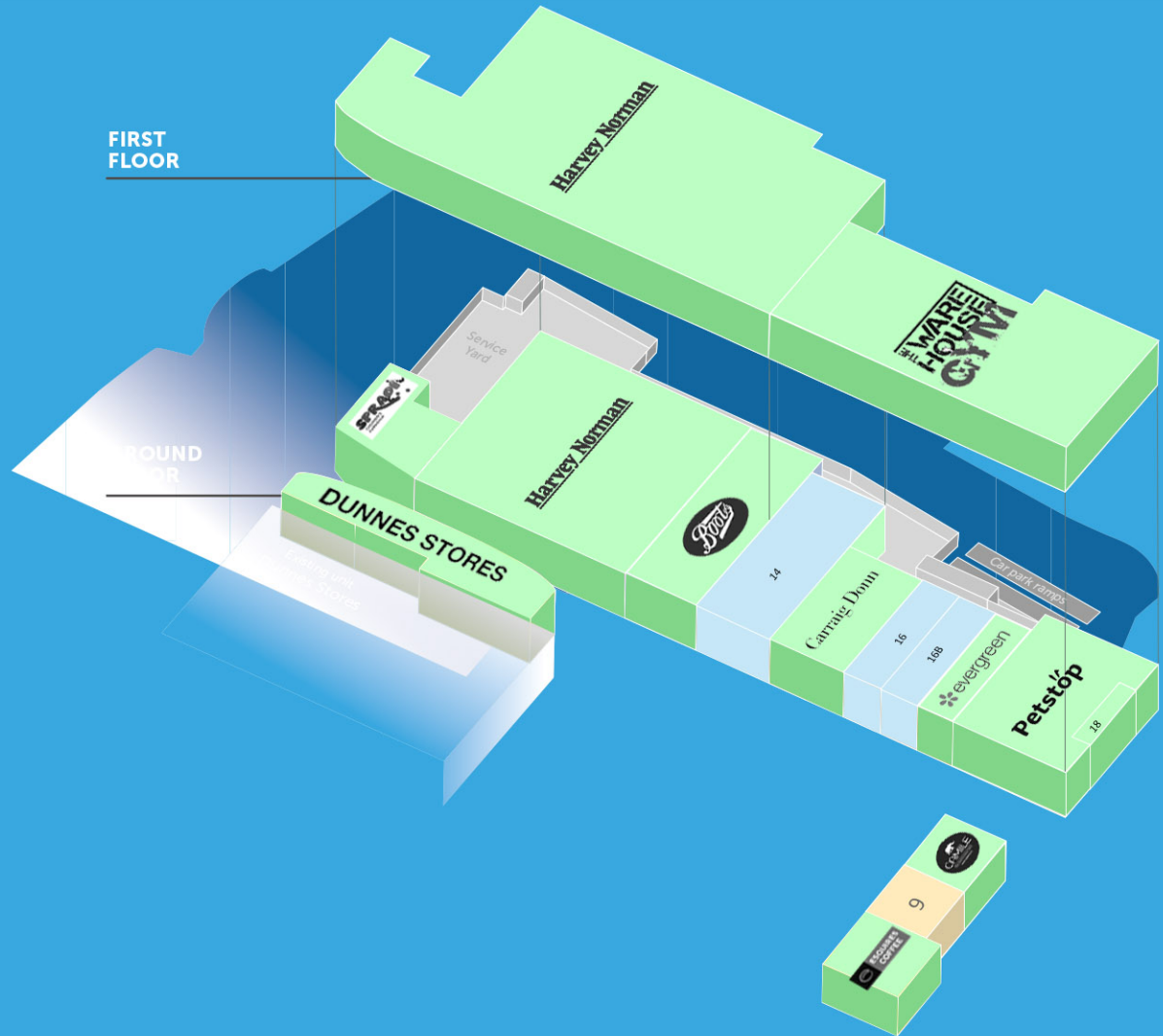


# PHASE 2 OPPORTUNITIES

## ■ PHASE TWO SCHEDULE

UNIT	GROUND FLOOR SQ.M	FIRST FLOOR SQ.M	TOTAL FLOOR SQ.M
Unit 14	563	-	563
Unit 16	401	-	401
Unit 16B	213	-	213

- Signed
- In Legals
- Available





## CONTACT



Tel: +353 1 6477900  
www.bannon.ie

Hambleden House,  
19/26 Pembroke Street Lower,  
Dublin 2

**JENNIFER MULHOLLAND**  
+353 (1) 6477954  
jmulholland@bannon.ie  
PSRA: 001830-002156

**DARREN PEAVOY**  
+353 1 6477918  
dpeavoy@bannon.ie  
PSRA: 001830-002141

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