



GATEWAY

SHOPPING PARK GALWAY



Galway's OMNI Channel Retail Destination

STRATEGICALLY LOCATED

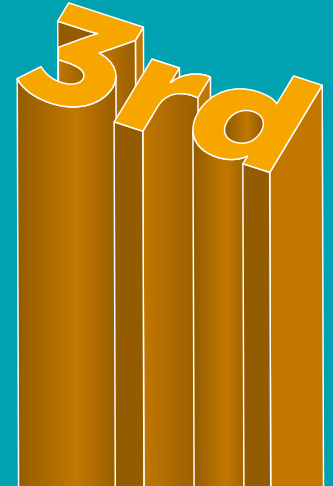
GALWAY IS THE **LARGEST URBAN CENTRE** ON THE WESTERN COAST OF IRELAND



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



3RD LARGEST CITY IN IRELAND WITH A **POPULATION INCREASE OF 5.3% SINCE CENSUS 2011**



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



GATEWAY

SHOPPING PARK GALWAY



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
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)		



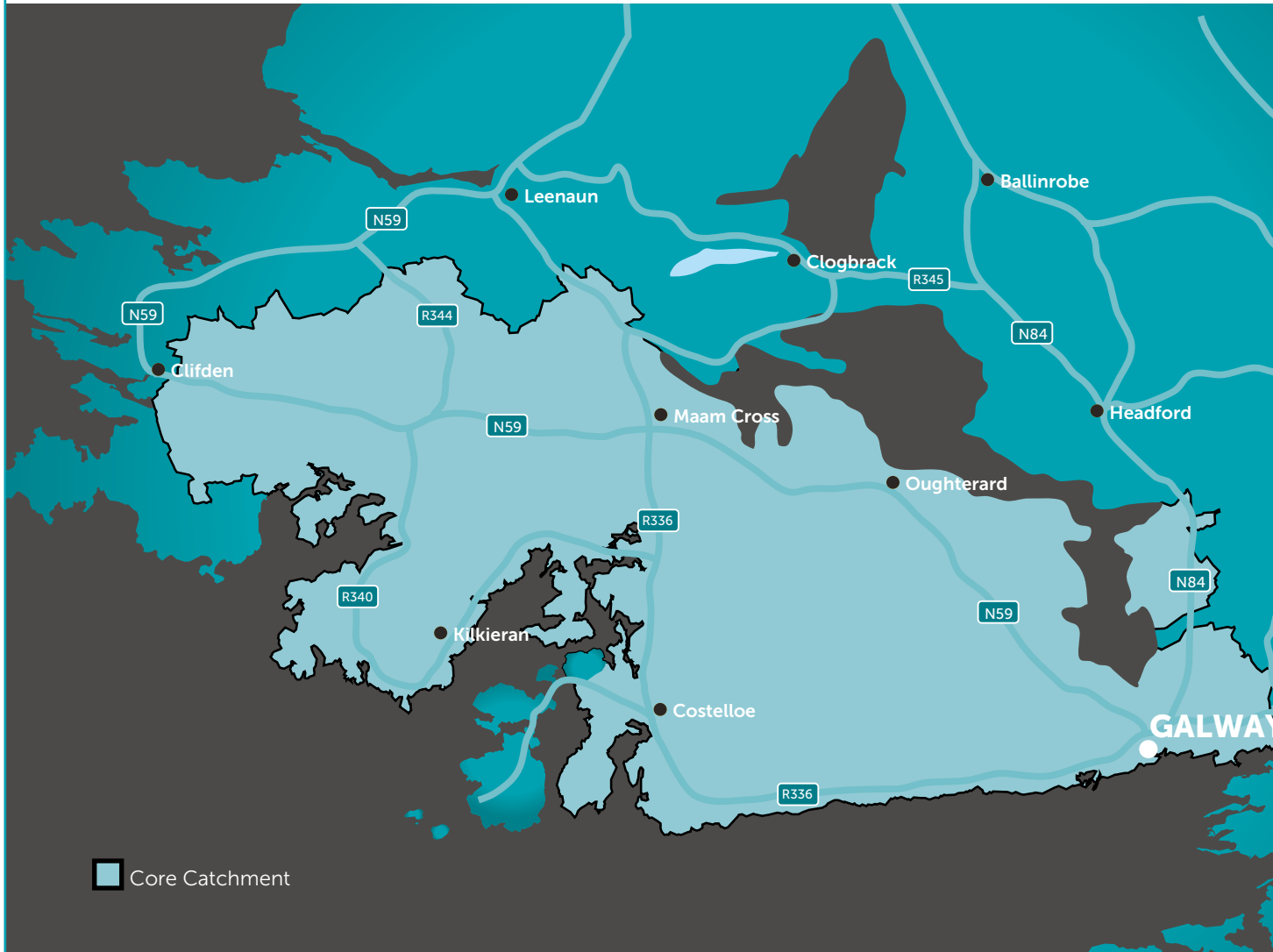
■ EXISTING UNITS

	SQ M
Dunnes Stores	6,920
New Look	1,500
Next	1,679
McSharry	624
B&Q	4,781
Total	15,504



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

CATCHMENT/ DEMOGRAPHICS



106,595
CORE CATCHMENT
POPULATION 106,595 PEOPLE
(AS PER CENSUS 2011)

51%
OF CATCHMENT ARE CLASSED AS
ABC1 SOCIAL STATUS

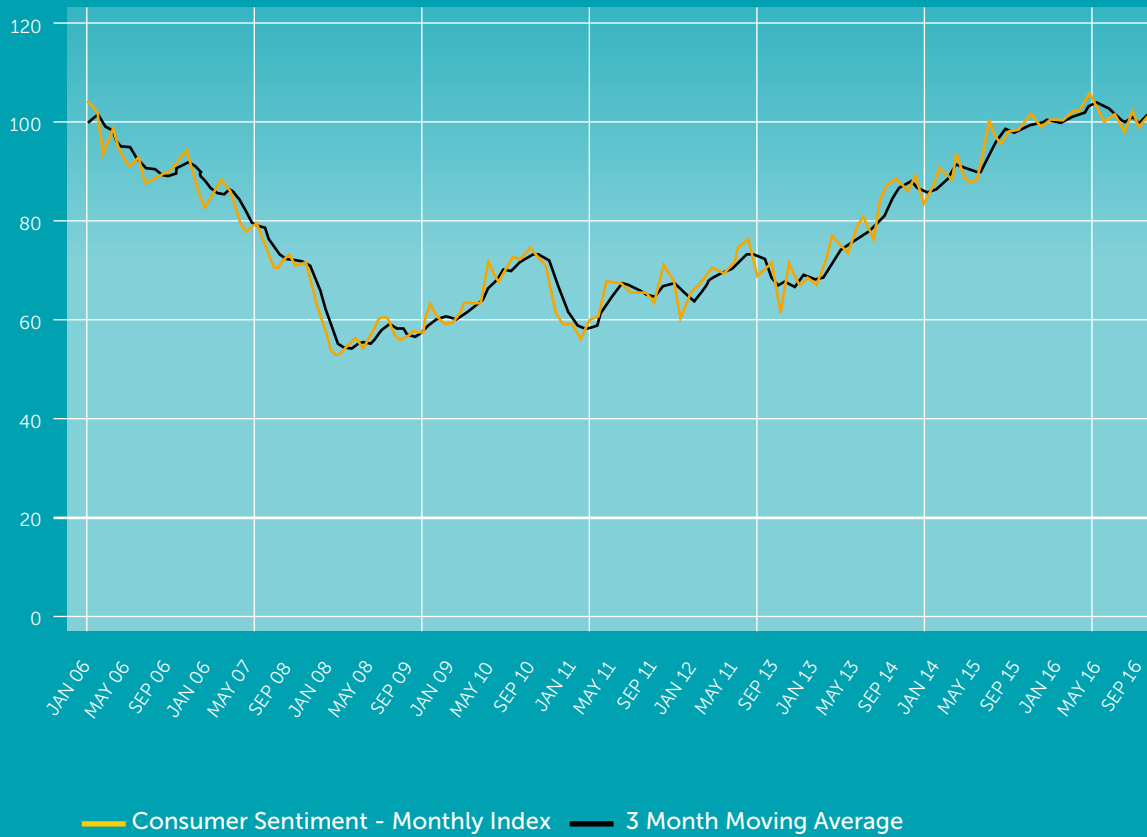
16.2%
THE CATCHMENT HAS GROWN
16.2% SINCE THE 2002 CENSUS

35%
OF THE CATCHMENT ARE IN
THE 25-44 AGE CATEGORY

€1.57BN
THE TOTAL ANNUAL HOUSEHOLD
SPEND WITHIN THE CATCHMENT

CONSUMER SENTIMENT

CONSUMER SENTIMENT INDEX



CONSUMER SENTIMENT INDEX HIT A **15 YEAR HIGH** OF 108.2 IN JANUARY 2016

RETAIL SALES VOLUMES ARE UP **5.2%** IN THE YEAR TO AUGUST 2016

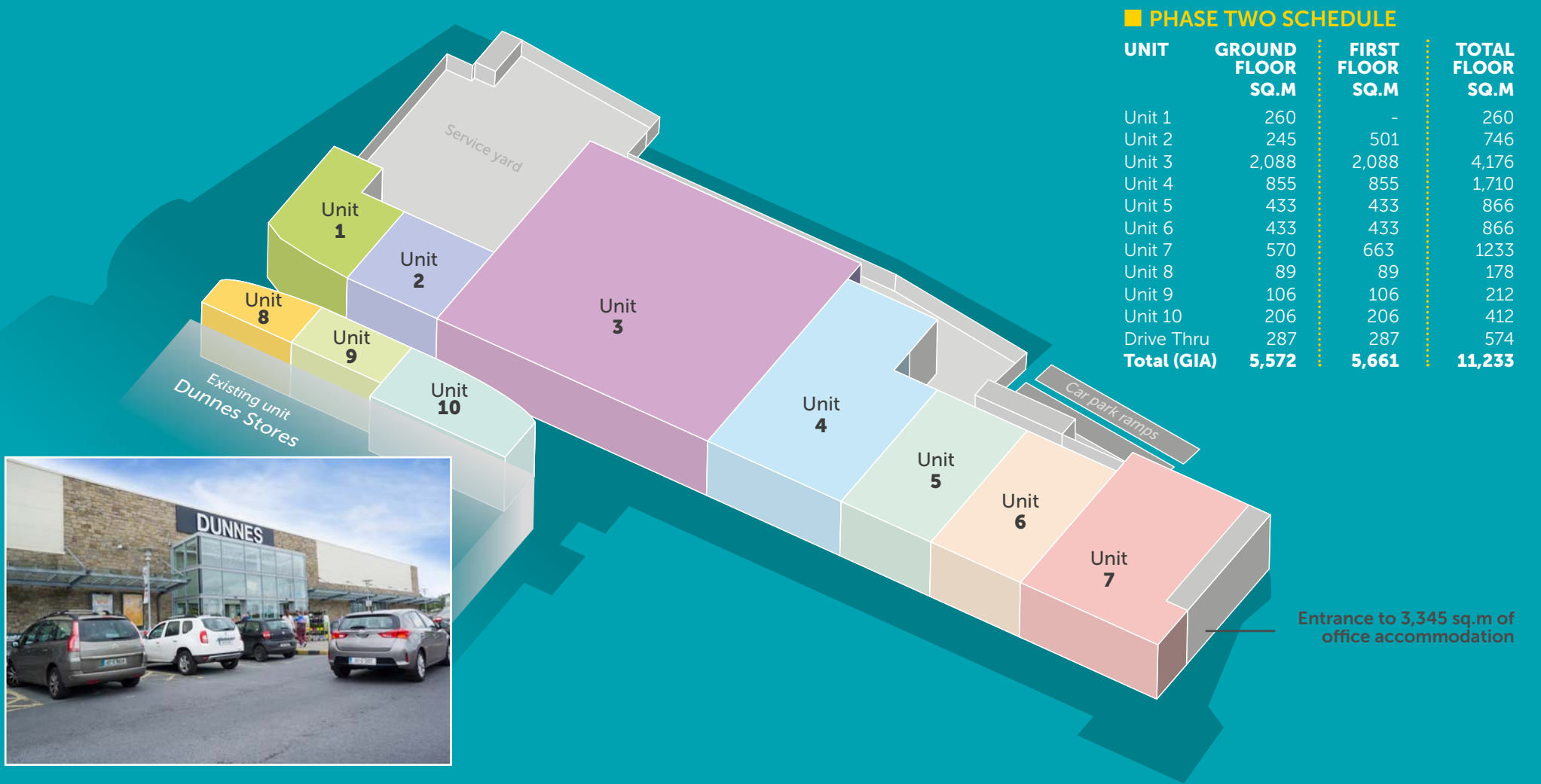
GATEWAY SHOPPING PARK IS **IDEALLY LOCATED** TO SUPPORT OMNI CHANNEL RETAILING



PHASE 2 DEVELOPMENT



PHASE 2 OPPORTUNITIES





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