

Hollinwood Junction, Oldham

Hollinwood Junction

A development by:

Retained agents:

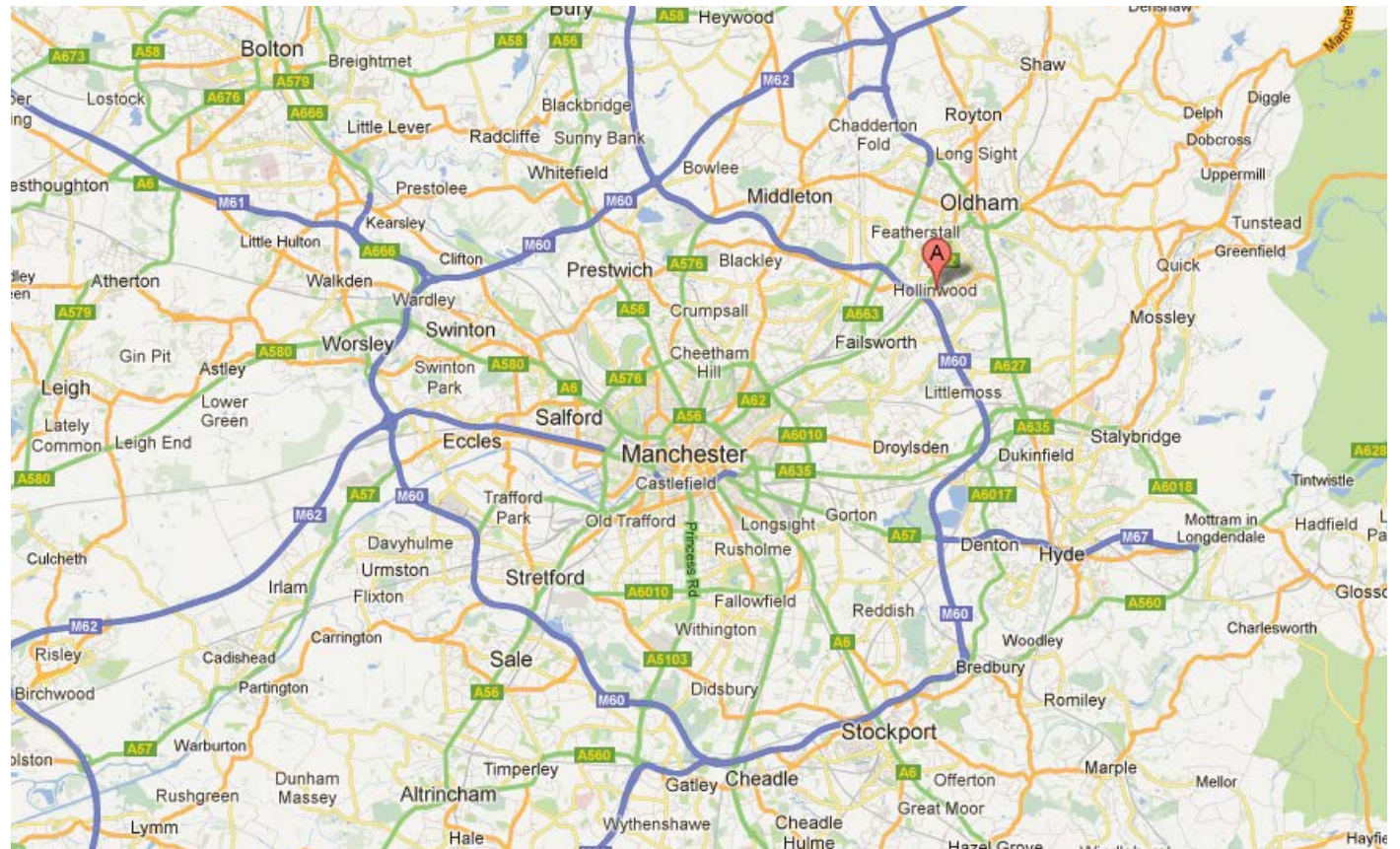


Hollinwood Junction, Oldham

Location

Location >>

- Oldham is a metropolitan borough of Greater Manchester located in the North East of the Manchester City Region.
- With its close proximity to the M60 and M62 motorways Oldham provides easy and efficient access to national markets.
- Manchester Airport is only a 20 minute drive from Oldham.
- The borough has a population of 224,900. The total population within a 30 minute drive time from Oldham town centre is 2.7 million.



A development by:

Retained agents:

Hollinwood Junction, Oldham

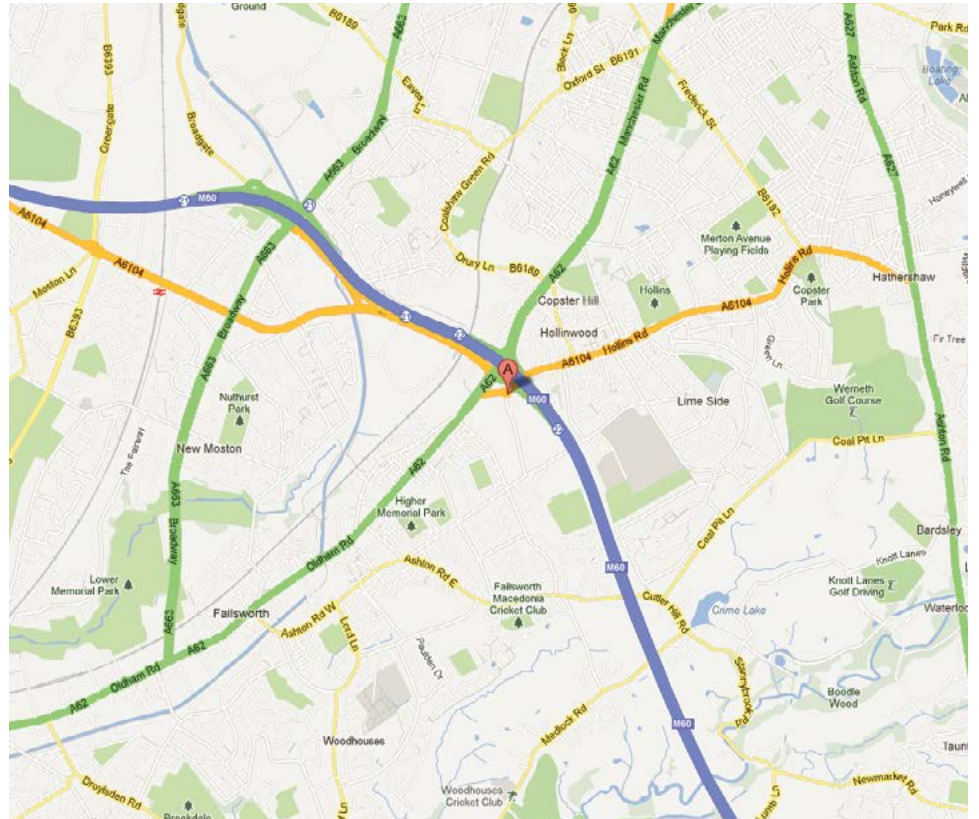
Location

Location >>

- Hollinwood Junction is located at Junction 22 of the M60. The A62 provides direct access into Oldham Town Centre and Manchester City Centre. Metrolink trams run every 12 minutes to Manchester city centre and beyond.

Travel Times

- Manchester City Centre - 6 miles, 15 mins
- Manchester International Airport - 17 miles, 25 mins
- M6 motorway - 26 miles, 35 mins
- M62 motorway - 4 miles, 5 mins
- Liverpool - 40 miles, 50 mins
- Leeds - 36 miles, 45 mins



A development by:

Retained agents:

Hollinwood Junction, Oldham

Location

Location >>

- One and a half miles to the South West of Oldham Town Centre on the main route into Manchester, Oldham Road (A62) and Junction 22 of the M60. The M62 is just two miles to the North with Hollinwood Metrolink station and park and ride facility at the Junction, due to open Summer 2012.
- **Site Size:** 15 acres of purely Council owned land, plus other Private Sector led opportunities.
- **Site Condition:** Vacant cleared unencumbered site, suitable for immediate development (subject to detailed planning consent).
- **Key Land Ownerships:** Oldham Council through an SPA with Langtree Plc and other key private Sector land owners, via The Hollinwood Partnership.



A development by:

Retained agents:

Drivetime

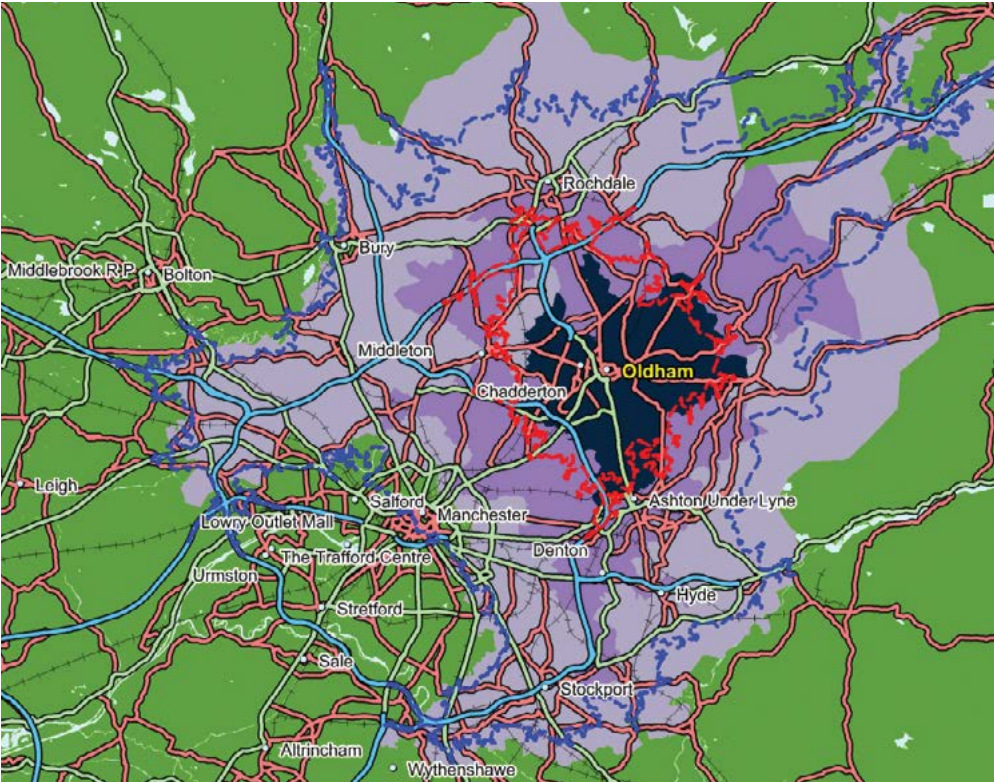
A development by:

Retained agents:

Drive Time Catchment >>

The population figures associated with the catchment areas are:

Catchment area	Population	% of Oldham Town Centre Income Captured From Area
Primary (darkest area)	179,605	50
Secondary (purple area)	338,635	75 (Secondary+Primary)
Tertiary (grey area)	773,415	95 (Tertiary+Secondary+Primary)



The population within Oldham town centre's principal retail catchment area (which consists of the Primary and Secondary areas combined) is over half a million (518,240).

The available spend within the principal retail catchment area for Oldham town centre is estimated to be £2.36 billion.

Note: % income captured is a combined figure.

Hollinwood Junction, Oldham

Site Context

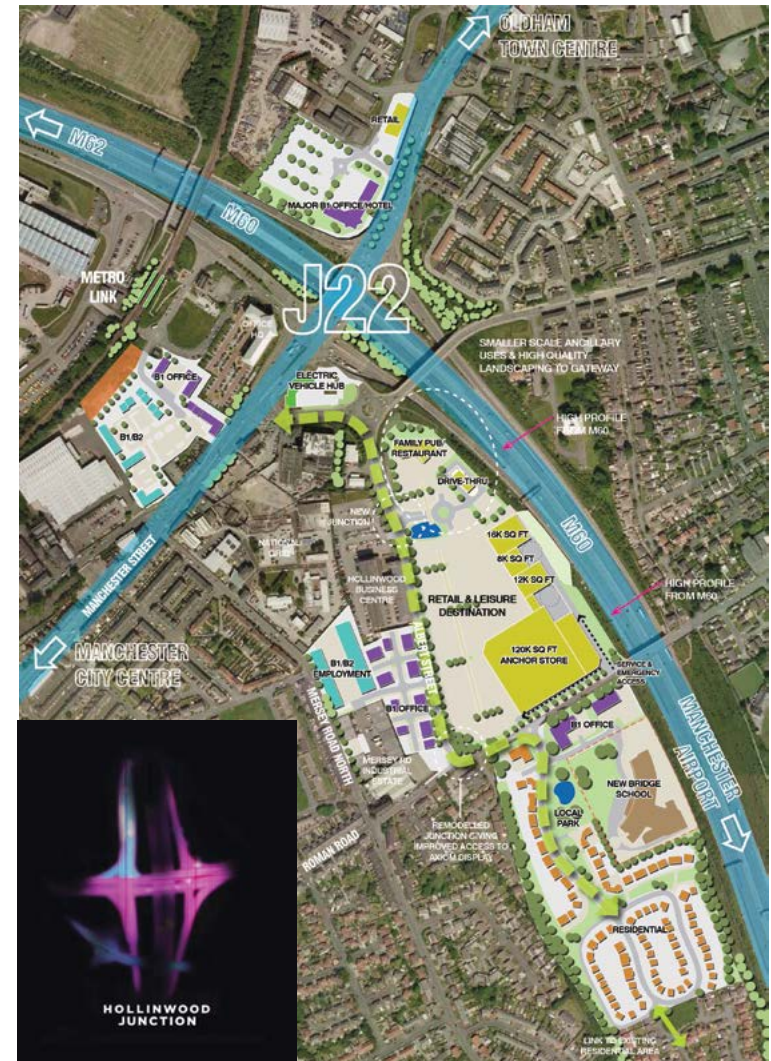
Context Plan >>

- Mixed use masterplan including Employment, Leisure, Retail and Residential Uses.
- Creates a destination Retail/Leisure development at a highly accessible location.
- Key sites linked by a high quality 'boulevard' route along Albert Street to J22 and to the Metrolink.
- Improved links to the consented development off Manchester Street, leading to the Metro.

The masterplan is anchored by a major retail/leisure building with associated retail/leisure uses and includes varying scales of B1 office development together with B1/B2/ Employment. The N/S spine links to the former Oasis Academy site which is proposed for a mix of education, employment and residential development incorporating a commercial frontage to Roman Road and a small local park.

A development by:

Retained agents:



Hollinwood Junction, Oldham

Further Information

Further Details >>

Oldham Council

Economy, Place and Skills Directorate, Civic Centre, Room 310, West Street, Oldham, OL1 1UH

Bryn Cooke >>

Tel >> [0161 770 3617](tel:01617703617)

Langtree

Centrix House, Crow Lane East, Newton-le-Willows, WA12 9UY

Joe Burnett >>

Tel >> [01925 273 000](tel:01925273000)

Tushingham Moore

Acresfield, St Ann's Square, Manchester, M2 7HA Tel >> [0161 833 1197](tel:01618331197)

Stephen Proudley >>

Andrew McGuinness >>

WHR

The Lexicon 10-12 Mount Street, Manchester, M2 5NT

Anthony Howcroft >>

Tel >> [0161 228 1001](tel:01612281001)

Colliers

1 Marsden Street Manchester M2 1HW

Rupert Barron >>

Tel >> [0161 831 3300](tel:01618313300)

A development by:

Retained agents:

MISREPRESENTATION ACT: All Agents and for the vendors or lessors of this property whose agents they are, give notice that (i) these particulars are produced in good faith, are set out as a general guide only and do not constitute any part of an offer or contract. They are believed to be correct but any intending purchasers or tenants should not rely on them as statements or representations of fact but must satisfy themselves as to the correctness of each of them. (ii) no person in the employment of all agents has any authority to make or give any representation or warranty in relation to this property. i-brochure designed & produced by www.50degrees.com September 2012. Tel 0161 833 1890.