



Coming Soon



Nando's

WINGERS

THE CHICKEN WING COMPANY

///sobs.tags.leader

M

PARC Fforestfach

Pontardulais Rd, Cadle, Fforestfach, Swansea SA5 4BA



PARC Fforestfach

the food
WAREHOUSE

next
OUTLET



home bargains


Nando's
COMING SOON

Jollyes
The Pet People

ANYTIME
FITNESS



CAFFÈ
NERO

WINGERS
THE CHICKEN WING COMPANY
COMING SOON

1,300 OVERALL
FREE PARKING SPACES
(Including Tesco Extra parking spaces)

141,500 sq.ft
(13,145 sq.m)

465k

RETAIL CATCHMENT

£45million

M PARC FFORESTFACH AVERAGE SPEND

45mins

M PARC FFORESTFACH
AVERAGE DWELL TIME

37%

OF SHOPPERS VISIT ON
A MONTHLY BASIS

141.5k

SQ.FT OF
RETAIL SPACE

TOP 5%

OF UK CENTRES FOR
SPEND CAPTURE
WITHIN ITS CATCHMENT

20

RETAIL UNITS
ON SITE

£641million

CATCHMENT SPEND

8million

AVERAGE ANNUAL FOOTFALL

1,300

CAR PARKING
SPACES
FREE FOR 3 HOURS

10

RAPID EV CHARGERS



M PARC Fforestfach

The parc is located along the A483 Pontardulais Road, approximately 4 miles northwest of Swansea City Centre. The scheme is positioned directly opposite Pontardulais Retail Parc, with tenants including M&S Foodhall, Hobbycraft, and Pets at Home.

Anchor occupiers include Tesco, Mcdonalds and Aldi. Parc Fforestfach has established its reputation as a convenience retail parc due to its accessibility and tenant line up.

 **20**
Total Units

 **141,500** sq.ft
Total development



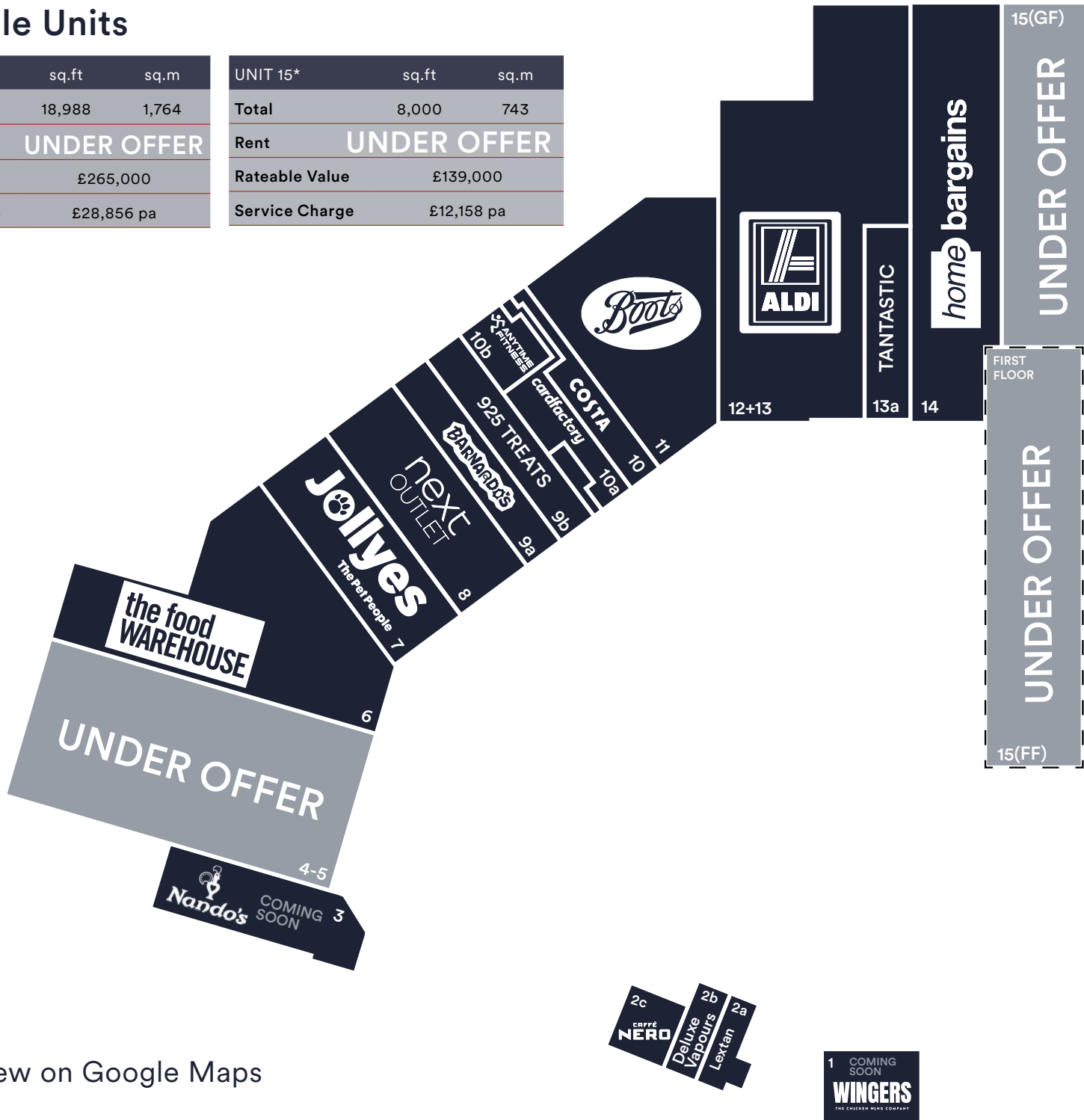
Current Occupiers



Available Units

UNIT 4-5	sq.ft	sq.m
Total	18,988	1,764
Rent	UNDER OFFER	
Rateable Value	£265,000	
Service Charge	£28,856 pa	

UNIT 15*	sq.ft	sq.m
Total	8,000	743
Rent	UNDER OFFER	
Rateable Value	£139,000	
Service Charge	£12,158 pa	



20
RETAIL UNITS
ON SITE



800k
MONTHLY FOOTFALL



£641m
CATCHMENT SPEND



3hr
FREE PARKING



View on Google Maps



15,000

SQ.FT OF NEW OR UPSIZED BRANDS IN 2024

465,000

CATCHMENT

161k

PRIMARY

171k

SECONDARY

134k

TERTIARY

Travel Times

Estimated distances and times



Swansea City Centre

4 Miles (13min)



Mumbles

6.5 Miles (23min)



Llanelli

8.8 Miles (17min)



Neath

11.6 Miles (17min)



Port Talbot

14.8 Miles (20min)



Porthcawl

24.7 Miles (32min)



[View on Google Maps](#)



PARC Fforestfach



M[®]Core
LCP UK



George Kearney

07714 679202

020 7233 5255

GKearney@lcpproperties.co.uk



Adam Martin

07825 091440

0117 990 2200

AMartin@lcpproperties.co.uk



Rakesh Joshi

07741 385322

01384 400123

RJoshi@lcpproperties.co.uk



Philip Gwyther

07775 910 994

philip@ejhailes.co.uk



Camilla Clifton

07850 799 055

camilla@morganwilliams.co.uk



Mark Crookes

07831 265 072

mcrookes@mcmullenre.com

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