

ROADSIDE AND RETAIL SITES REQUIRED



ROTHSTONE

WHAT WE DO

Rothstone specialise in roadside & retail development projects across the North of England. Below are some examples:



ST MICHAELS
RETAIL PARK



PARSONAGE STREET,
MACCLESFIELD



SOUTH HOLLAND
RETAIL PARK



HILLSBOROUGH
PARK



ST GEORGES RETAIL
PARK



COSTA
CONGLETON

CASE STUDY - St Michaels Retail Park, Ripon



ST MICHAELS RETAIL PARK, ROTARY WAY, RIPON

- Investment Value: £9m
- Construction Duration: 48 weeks
- Start Date: May 2020
- Completion Date: February 2021
- Architect: The Harris Partnership
- Developer: Rothstone/CDP
- Structural Engineer: JPG
- Contractor: Marshall Construction
- Investor/Purchaser: State Street
- Sale Completion: Sept 2025 5.8% NIY

CASE STUDY - Parsonage Street, Macclesfield



CARE HOME, PARSONAGE STREET, MACCLESFIELD

- Investment Value: £8m
- Construction Duration: 48 weeks
- Start Date: September 2025
- Completion Date: August 2026
- Architect: Den Architecture
- Developer: Rothstone/Torsion
- Structural Engineer: Dudleys
- Contractor: Torsion Projects
- Investor/Purchaser: Royal London
- Sale Completion: Sept 2025 6% NIY

CASE STUDY - South Holland Retail Park, Spalding



SOUTH HOLLAND RETAIL PARK, SPALDING

- Investment Value: £14m
- Construction Duration: 48 weeks
- Start Date: October 2025
- Completion Date: June 2026
- Architect: The Harris Partnership
- Developer: Rothstone/CDP
- Structural Engineer: ARP
- Contractor: TBC
- Investor/Purchaser: TBC
- Sale Completion: TBC

CASE STUDY - Hillsborough Park, Penistone Road, Sheffield



HILLSBOROUGH PARK, PENISTONE ROAD, SHEFFIELD

- Investment Value: £14m
- Construction Duration: 52 weeks
- Start Date: July 2025
- Completion Date: December 2025
- Architect: The Harris Partnership
- Developer: Rothstone/CDP
- Structural Engineer: ARP
- Contractor: TBC
- Investor/Purchaser: TBC
- Sale Completion: TBC

CASE STUDY - St Georges Retail Park, Leeds



ST GEORGES RETAIL PARK, MIDDLETON RING ROAD, LEEDS

- Investment Value: £18m
- Construction Duration: 48 weeks
- Start Date: October 2023
- Completion Date: August 2024
- Architect: HTC
- Developer: Rothstone/CDP
- Structural Engineer: JPG
- Contractor: Triton Construction
- Investor/Purchaser: State Street
- Sale Completion: Feb 2025 6.35% NIY

CASE STUDY - Costa Congleton, Barn Road, Congleton



COSTA CONGLETON, BARN ROAD, CONGLETON

- Investment Value: £1.7m
- Construction Duration: 21 weeks
- Start Date: May 2024
- Completion Date: September 2024
- Architect: The Harris Partnership
- Developer: Rothstone/Peveril
- Structural Engineer: GSA
- Contractor: Ellenby Construction
- Investor/Purchaser: Private
- Sale Completion: Due April 2025 5.56% NIY

WHAT WE ARE LOOKING FOR

- Freehold development sites
- All main towns and cities across the North of England
- Sites - up to 50 acres
- Use - existing planning approved, subject to planning or unconditional
- Busy main road frontage is preferred
- No third-party funding required
- Ideal sites – any well located prominent sites cleared or with existing buildings

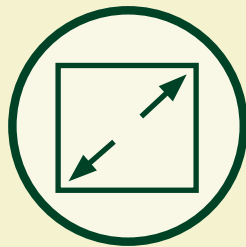


FUNDING

Rothstone benefits from substantial cash liquidity through strategic funding partnerships with Peveril Securities, Marshall CDP, and a major investment fund. Following more than £30m of investment sales in 2025, the company also retains significant internal cash reserves available for deployment.



Roadside and retail
**development
projects**



Floor space
850,000 sq ft



Jobs created
2,000



GDV
£200m plus

ALL ENQUIRIES

Mark Rothery BSc (Hons) MRICS
mark.rothery@rothstone.co.uk
07979 530459

<https://www.linkedin.com/in/mark-rothery-7b50159b/>



ROTHSTONE

www.rothstone.co.uk