

# New Victoria Place Bradford City Centre



Artist's Impression

## Project Status

New Victoria Place is a £40m high quality development that will replace the former Odeon buildings, in the heart of Bradford City Centre, overlooking the new City Park. The land is now held in stewardship by the Homes and Communities Agency (HCA) and will be redeveloped by their developer partner, Langtree Artisan Ltd. Planning permission was granted in September 2009, subject to a Section 106 Planning Agreement being entered into. This is close to finalisation and the developer is seeking occupiers to take up the 75,000 sq ft of office, 96 bed hotel, 36 apartments and cafes, bars and restaurants, all in the highest standards of public realm. When complete the scheme creates over 500 jobs.

### LOCATION:

- Princes Way, BD1

### RAIL:

- 5 minute walk from 2 city centre train stations

- Bradford to London  
3hrs

### ROAD:

2 miles from M606

Leeds 9 miles  
(25 mins)

- Manchester 40 miles  
(1hr)

- Birmingham 130 miles  
(2hrs)

- London 200 miles  
(3.5hrs)

### AIR:

- 7 miles from Leeds Bradford International Airport

## The Project

A modern mixed-use development, New Victoria Place was the winner of the international design-developer competition to develop Bradford's Odeon site. The scheme was commended in particular for its strong and commercially sustainable financial plan.

## Investment Value

Private funding in the region of £40 million will be invested in the development.

## Parties Involved

Yorkshire Forward, Langtree/Artisan Ltd and Carey Jones Architects are working alongside Bradford Council to deliver this pivotal landmark regeneration scheme for Bradford city centre.

## Programme

Planning and conservation area consent applications approved in 2009.

## The Location

The development site is located overlooking the new City Park project and at the junction of Princes Way and Thornton Road.

The site has two components, the former Odeon building to its eastern part, closed since 2000, and a redundant surface car park to its western part. The Bradford Beck crosses the site, running in a south west-north east direction. The site falls within the city centre Conservation Area, and is a gateway to the Learning Quarter.

## Description of Development

- . 75,000 sq ft of premium office space with rooftop restaurant.
- . New 96 bedroom hotel and café and restaurant.
- . 36 homes
- . Leisure/retail space covering 10,000 sq ft
- . Up to 90 car parking spaces
- . A new public square
- . High quality public realm around the site



# New Victoria Place

Bradford City Centre Continued

## Interested then call:

Martin Mellor

Langtree Group Plc

mmellor@langtreegroupplc.co.uk

(+44) 07717 762830

(+44) 0845 050 8825

Andy Taylor

Economic Development

Programmes Manager

Department of Regeneration

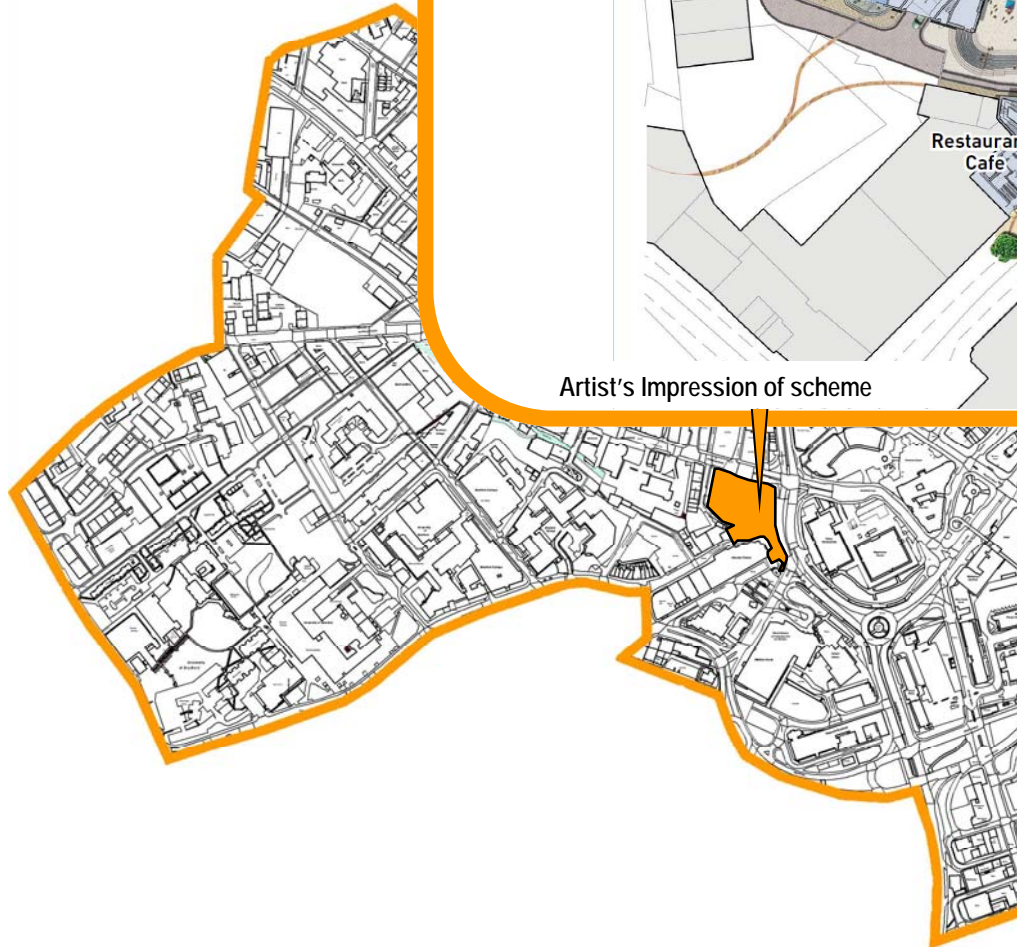
Bradford Metropolitan District

Council

E andy.taylor@bradford.gov.uk

M 07582 101266

T 01535 618095



Artist's Impression of scheme



### SUMMARY:

- 75,000 sq ft of premium office space

- Prime location

- 36 homes

- Local amenities: hotels, bars, cinema and restaurants