

Hengrove Park, Bristol

Client

Bristol City Council &
South West Regional
Development Agency

Services Provided

Development &
Regeneration
Residential Land
Agency & Consultancy

Timescale

Alder King Contact



Chris Haworth

T 0117 317 1000
E chaworth@alderking.com



The Project

Alder King was appointed to provide consultancy advice in respect of the provision of a Financial, Delivery and Master Plan Study of Hengrove Park, a 75 ha flagship regeneration site in South Bristol.

As part of a multi-disciplinary team, the Development Consultancy Department provided advice on development constraints and general property related implications of the emerging Masterplan, Market commentary and overview of Greater Bristol including:

- The context of Hengrove Park in relation to Bristol's housing and employment markets
- Supply and demand of residential and employment land within South Bristol and specifically Hengrove Park; Values achievable for residential, new build offices and employment uses available
- Existing second hand values, supply, potential capacity, take-up rates and phasing.

Development viability analysis including the provision of development appraisals for the residential, employment and commercial zones identified culminating in overall scheme cashflows. A Masterplan, which gained planning permission in June 2005, providing for over 690 residential dwellings, regional leisure facilities, a hospital and employment uses.

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PROPERTY CONSULTANTS

Bristol 0117 317 1000

Cardiff 029 2022 0000

Exeter 01392 353080

Gloucester 01452 623290

Swindon 01793 615477

Taunton 01823 444879

Truro 01872 222174

0117 317 1000

15 PEMBROKE ROAD BRISTOL BS8 3BA

alderking.com