

PUBLIC CONSULTATION ON PLYMOUTH GROVE STUDENT ACCOMMODATION DEVELOPMENT

Plymouth Grove Property Development Ltd would like to invite you to participate in their public consultation event on their emerging plans for a student accommodation development on land at the corner of Plymouth Grove and Dryden Street, Ardwick.



Have Your Say

If you would like to find out more information on the proposals, and have your say, you can visit our website—below—or join us at an in-person consultation being held from **2pm until 7pm on Thursday 21st September** at

Elizabeth Gaskell House, 84 Plymouth Grove, Manchester, M13 9LW.

We have produced a dedicated consultation webpage where you can view information about the proposals and provide comments:

<https://www.avisonyoung.co.uk/planning-consultations>

Alternatively please email us directly at: **planningconsultations.uk@avisonyoung.com**

Or leave a voicemail on: **0161 956 4176**



The Vision

The site currently consists of vacant previously developed land, fronting both Plymouth Grove and Dryden Street in Ardwick.

The proposals intend to transform this vacant site by creating a high quality and sustainable building design to provide purpose built student accommodation to support Manchester's diverse and growing student population, in a highly sustainable location.

The accommodation will provide 263 student bed spaces. Amenity space is proposed at ground floor level including reception, study space, social space, gym and laundry room. External amenity space is provided at ground floor level.

The proposed building is part six storeys, part eight storeys in height and is designed around one 'L' shaped building, the height of which is lowest towards the neighbouring properties on Dryden Street.

The proposals have been sensitively designed to transform this brownfield site in need of regeneration to provide a vibrant, high quality student led development in Ardwick.

Summary of Proposals

- High quality building design to revitalise a long-standing vacant site in Ardwick;
- Regeneration of a sustainably located previously developed site;
- Provision of 263 student bed spaces, within a building part six storeys, part eight storeys in height;
- Reactivation of Plymouth Grove and Dryden Street supported by appropriate landscaping;
- Development to be operated by an experienced operator of student accommodation across the UK.

Our Timescales

This public consultation will run from **Friday 15th September to Friday 29th September**. The full planning application is being submitted to Manchester City Council in **Autumn 2023**.