

Convenience and Comparison Commitments

ADDRESS	A1 FLOORSPACE (SQM)	NET CONVENIENCE (SQM)	COMPARISON (SQM)	ESTIMATED CONV TUNORVER (£M)	ESTIMATED COMP TURNOVER (£M)
62 Southchurch Ave	-50.0		-50.0		-0.2
190 Sutton Rd	-60.0		-60.0		-0.3
133 North Rd	-155.0		-155.0		-0.7
125 Southchurch Rd	508		508		2.3
Heath House and Carby House, Victoria St	1062.0		1062.0		4.8
45-47 Alexandra St	-456.0		-456.0		-2.1
186 and part of 190-196 London Rd and 93 Avenue Rd	-38.0		-38.0		-0.2
Part of Fossetts Farm and SUFC Training	18,290.0		18,290.0		118.9
Sainsbury's Roots Hall	7,432.0	5,202.4	2,229.6	52.2	15.6
10 Progress Rd	79.0		79.0		0.4
159 West Rd	-94.0		-94.0		-0.4
662 Southchurch Rd	380.0		380.0		1.7
1 Preston Rd	-21.0		-21.0		-0.1
67C and 67G Hamlet Court Rd	-39.0		-39.0		-0.2
97-99 Rochford Rd	-180.0		-180.0		-0.8
543 Rayleigh Rd	-240.0		-240.0		-1.1
Tesco (1017)	364.0	364.0			

London Rd

Adli 666-686 1,590.0

London Rd

Total	7,145	7,145.4	21,215.6	137.6
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Source: Pitney Bowes Retail Expenditure Guide 2009/2010; Table 2.2, 3.2 and 3.3.