

Economic Benefits Infographic

SITE: Gamecock Pub, Booth Street West, Manchester

PROPOSED DEVELOPMENT: Redevelopment of derelict pub to deliver new purpose-built student accommodation (PBSA) to accommodate 197 students, also providing student amenity facilities and space for community use

Construction Phase



£18.0 million

Investment

In the scheme's construction¹



75 gross jobs

FTE (full-time equivalent) jobs supported on average during construction (circa 20 months)

Generating 55 net direct jobs

FTE jobs for Greater Manchester residents

Plus 30 net indirect/induced jobs

FTE jobs for Greater Manchester residents



£17.7 million

GVA

Economic output² in Greater Manchester during construction, including £15.5 million in Manchester

Operational Phase



197

Students accommodated

In PBSA contributing to a shift away from student HMOs



5

On-site jobs

For Greater Manchester residents



£310,000

GVA

Economic output generated in Greater Manchester each year, including £220,000 in Manchester



Sustainable PBSA growth

Supporting the universities and sustainable communities



£650,000
Expenditure

On retail and leisure each year by students and visitors



5

Retail and leisure jobs

Supported by student and visitor expenditure

Enhancing housing choice



Up to 55
Homes

Made available for 130 new residents through freeing up former student HMOs



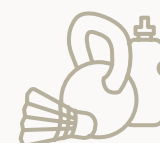
Up to £70,000
Council Tax

Revenue for Manchester City Council each year from non-exempt homes³



Up to
£1.1 million
Expenditure

On retail and leisure each year by new residents of former HMOs



Up to 5
Retail and leisure jobs

Supported by new residents' expenditure

¹ Provided by the client (including fees).

² GVA (Gross Value Added) measure the value of output created (i.e. turnover) net of inputs used to produce a good or service (i.e. production of outputs). It provides a key measure of economic productivity.

³ Estimate assumes all Band A properties.