Design and Access Statement

Location :- 624 – 626 Stockport Road M13 0SH

Proposed Alterations to the Front Elevation and Rationalisation of the Commercial Retail Unit

The proposed development comprises alterations to the existing front elevation together with the rationalisation of the internal commercial retail space to create a more flexible and functional unit suitable for a variety of commercial uses.

The design aims to modernise the appearance of the building by introducing a contemporary shopfront that enhances the visual quality of the property while respecting the character of the surrounding streetscape. The proposed frontage has been carefully designed to provide an attractive, welcoming, and accessible commercial unit capable of accommodating multiple retail or commercial occupiers.

The materials, proportions, and detailing of the new front elevation have been selected to complement the existing building and to remain in keeping with neighbouring properties. The proposal will improve the overall appearance of the premises, creating a more desirable and active frontage that contributes positively to the character and vitality of the local area.

The rationalisation of the commercial space will improve the efficiency and flexibility of the internal layout, allowing the unit to adapt to changing commercial requirements without further significant alterations. This approach supports the long-term viability of the premises and encourages continued occupation and investment.

The proposal does not adversely affect neighbouring properties in terms of privacy, daylight, or amenity. Access arrangements will remain unchanged, with the existing entrance retained and improved where necessary to provide convenient and inclusive access for customers, staff, and visitors.

Overall, the proposed alterations represent a high-quality design solution that enhances the appearance of the building, improves the functionality of the commercial accommodation, and contributes positively to the surrounding built environment while remaining sympathetic to the established character of the area.