

CASE STUDY



West End

Activation of a derelict site into a managed car park and warehouse storage

- Cancelled redevelopment
- 5 year vacancy
- Derelict
- Significant maintenance cost



- Unknown development
- Deteriorated asset
- Vandalism
- Illegal dumping
- Vagrancy



- Restoration
- Site security
- Site maintenance
- Site management
- Managed car park
- Storage solutions

Site Condition

Following the cancellation of redevelopment plans, the West End warehouse sat vacant for five years, becoming increasingly derelict. The asset owner ignored the site, overwhelmed by significant maintenance costs and processes required.

The Brief

The warehouse and surrounding hardstand had deteriorated significantly after years of neglect, contributing to vandalism, illegal dumping, and antisocial behaviour. The site required extensive remediation, including rubbish removal, repairs, and improved lighting and security, delivered in a cost-effective way that worked with the property's existing condition.

The Solution and Outcome

Spaces x Get Parked approached the owners with its 'as is, where is' model, whereby we take over managing and funding the site's complete remediation and activation with zero hassle to the owners themselves. The transformation process included pressure cleaning, LED lighting installations, electrical rewiring, CCTV installation, drainage improvements, and the removal of significant rubbish and hazardous waste. To enhance the site's appearance and discourage further vandalism, we partnered with local artists to create murals that revitalised the warehouse and contributed positively to the surrounding streetscape. The restored site was activated for secure storage and parking, transforming a neglected property into a fully utilised commercial asset. The owners now benefit from ongoing revenue, reduced maintenance, improved security, and a professionally presented site that adds value to the local community.

