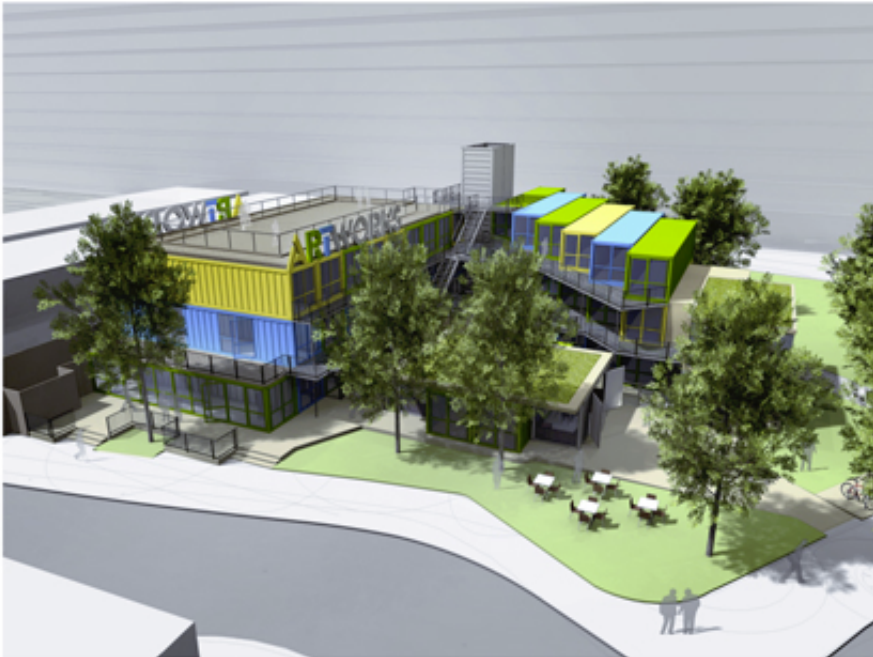


A New Retail and Creative Business Hub Made Out of Recycled Shipping Containers Comes to the Elephant

10 December 2013



50 recycled shipping containers on the site of the former Heygate Estate will provide low cost business and retail space for creative and start-up companies in Southwark, as part of the latest regeneration initiative by Southwark Council and Lend Lease, the integrated property and infrastructure group.

The temporary new facility – which is known as Artworks Elephant and won planning permission last week – is designed to bring life and activity to the area during its redevelopment and to act as an ‘incubator’ for entrepreneurs. It is hoped that many of the retailers and businesses that join the Artworks will eventually take permanent space along the brand new high street on Walworth Road and Heygate Street that will be created as part of Southwark Council’s £3 billion regeneration, which Lend Lease is delivering.

Artworks Elephant will provide space for about 60 different occupiers, focusing on small and start-up companies. With competitive all inclusive rents, it is hoped many local businesses will benefit from the opportunity to take space in a

Central London location.

The recycled shipping containers have all been refurbished into innovative spaces to suit a range of different occupiers. The Artworks will also provide a new restaurant and café, situated around newly created open space.

The project is one of many interim uses that Lend Lease and Southwark Council will be exploring during the course of the 15-year long project.

Pascal Mittermaier, Lend Lease's Project Director for Elephant & Castle, commented: "We want to transform Elephant & Castle for the better and a vital part of this is improving the local economy and retail environment. We understand from other major urban regenerations which we have delivered elsewhere in the world how difficult it can be for early stage businesses to find affordable space to rent in expensive cities such as London.

"Artworks Elephant will help to break down some of those barriers and provide an interesting and vibrant place that we hope will encourage local people and visitors alike to spend their money and time in the Elephant. This is just one of the many early benefits which the regeneration will deliver for the local economy."

Cllr Colley, Cabinet Member for Regeneration at Southwark, commented: "The idea of the interim uses and creative projects in and around Elephant & Castle is to make sure that Walworth continues to thrive during substantial change, especially while the demolition and construction work takes place. Walworth is already a popular area for artists and students in the creative industries and is a hub for small businesses and independent retail. Artworks will provide temporary space for more of these types of business and support our drive to boost the local economy."

Charlie Fulford, Director of Artworks, commented: "This is an innovative project that will bring immediate economic and social benefits to the Elephant & Castle and help establish a real sense of place. We hope Artworks will be a lively and vibrant place for the occupiers as well as all the visitors to the site."

Over the next 15 years, Lend Lease and Southwark Council's regeneration of Elephant & Castle will create around 5,000 new jobs in the local area. It will also deliver nearly 3,000 new homes as well as 160,000 sq ft of retail space.

The Artworks is expected to open in early 2014 and interested occupiers should contact info@theartworks-uk.com or 020 3143 3948 for further details.

NOTES TO EDITORS:

1. For further information please contact Duncan Pelham, Media Relations Officer at Lend Lease, on 02034309765, 07763008175 or duncan.pelham@lendlease.com.
2. Lend Lease is a leading international property and infrastructure group. In the UK, it is the only fully integrated retail, residential and commercial provider delivering end-to-end property solutions. The company has core capabilities in development, investment management, construction, asset and property management.
3. Lend Lease is behind some of London's largest and most exciting mixed-use regeneration projects such as Elephant & Castle and The International Quarter.
4. Lend Lease is listed on the Australian Stock Exchange and operates in four key regions – Australia, Asia, Americas and EMEA (Europe, Middle East, Africa). The group has more than 17,000 employees worldwide.
5. Lend Lease is listed on the Dow Jones World Sustainability Index (DJSI) and in 2012 ranked in the top eight per cent of property companies, achieving scores of 90 per cent or higher in a range of categories.

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