

# News

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## Construction begins at Lewisham Gateway

Lewisham Gateway Developments Ltd (LGDL), a wholly-owned subsidiary of Muse Developments, has started work on site to deliver one of the largest regeneration projects in south east London, Lewisham Gateway. The work marks the start of a £230 million partnership investment in Lewisham town centre that will bring significant benefits to local traders, residents and commuters.

The development is a partnership between Muse and the London Borough of Lewisham, the Mayor of London and Transport for London. The Homes and Communities Agency are also making a substantial financial contribution to the project to assist with the cost of the major infrastructure investment being undertaken and secure the delivery of much needed homes.

In total, the scheme will deliver in excess of 700 new homes, 65,000 sq ft of retail, restaurants and commercial space, a major new urban park with enhanced waterways as a focal point, extensive public realm along with improved bus, taxi and cycling facilities.

Located in Lewisham town centre, the site is currently dominated by a large and widely unpopular roundabout, which cuts off the town centre from Lewisham DLR and railway stations. Lewisham Gateway will replace this outdated layout with a newly configured road system that will enable a previously traffic dominated environment to accommodate stunning new buildings, an urban park and new shop-lined pedestrian walkways.

LGDL has started work on the first phase, which includes the new park, Confluence Place, and the project's first two buildings, which will deliver 193 new homes. A proportion of the new homes in the initial phase of the development will be owned and managed by specialist private rental investor, Fizzy Living.

The beginning of the road reconfiguration works is due to follow in July and will be carried out in phases over a 20-month period during which disruption to the public will be minimised.

The remainder of the development will be delivered by LGDL in a series of phases over the next 5 years.

Lewisham Gateway will strengthen Lewisham town centre and provide a crucial unifying link between the other, currently disparate, parts of the area including Lewisham Shopping Centre, High Street and market, Glass Mill Leisure Centre, the Blackheath Conservation Area and the DLR/ rail stations.

Michael Auger, Director of LGDL, said: "We are delighted to get work under way to deliver Lewisham Gateway which has been a scheme long in the gestation. This is a really exciting project for Lewisham Borough and is going to deliver huge improvements to Lewisham town centre, building on the regeneration that has already been achieved over recent years. The scheme has involved many partners and is a genuine reflection of what can be achieved by public/private collaboration. Alongside our partners and experienced team we now look forward to furthering the regeneration of the area and delivering substantial benefits for local residents and businesses."