



ICSC European Shopping Centre Awards Winners 2017

ICSC
Global
Awards
European
Shopping Centre

2017

The ICSC European Shopping Centre Awards are the supreme awards in European retail property, granted for new and refurbished/extended and established centres.

Every year since 1977, ICSC has recognised excellence in new and refurbished shopping centres throughout Europe with the presentation of the prestigious and highly sought-after European Shopping Centre Awards. In recent years, the programme has added awards for urban redevelopment and existing centres —ReSource, Regeneration, and Established Centre Awards, respectively.

AWARD CATEGORIES

New Developments: Small

New Developments: Medium/Large

Established Centres: Medium/Large

Refurbishments and/or Expansions: Medium

Refurbishments and/or Expansions: Large/Extra Large

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AWARD WINNER

NEW DEVELOPMENTS:
SMALL



Promenade Sainte-Catherine

Bordeaux, France

Located between the two main retail streets in Bordeaux, the Promenade Sainte-Catherine is a two level mixed-use open-air shopping, dining, and residential centre in the heart of this historic city.

Materials and finishes were carefully chosen to ensure a harmonious integration with the existing environment and include Bordeaux stone, light-coloured brick, indigenous flora, terra-cotta, and wood accents. Although the visual design is historic, Promenade Sainte-Catherine uses an advanced digital platform to support their online communications, mobile app, and a 40 square metre exterior LED wall.

The upper level is devoted to fashion, health, beauty, and entertainment, and includes major anchors Superdry, Bershka, Stradivarius, and Citadium. The lower level offers residents and visitors a beautifully landscaped urban oasis, complete with a central square, terraces, a water fountain, and a large variety of food and beverage options to enjoy in the alfresco seating areas. The centre has an iconic feature unit, clad in perforated gold-coloured panels and makes a stunning unit for a Lego brand statement store.

Promenade Sainte-Catherine took four years to complete involving careful archaeological study of the site, and the city centre location placed heavy restrictions on logistics for demolition and construction. But with its perfect integration into the historic life of Bordeaux it is proving to be well worth the wait.

Owner/Developer:

Redevco

Architects:

Valode & Pistre

Total Gross Leasable Area (GLA):

18,640 sq.m.

Number of Stores:

38

Major Tenants:

Citadium, Bershka, Superdry, Stradivarius, Starbucks, Lego, McDonald's, JD Sports



REGENERATION AWARD

NEW DEVELOPMENTS (SMALL)

Weberzeile

Ried im Innkreis, Austria

The Weberzeile is a modern town centre development located in an historic neighbourhood with direct ties to the region's 300-year-old textile industry.

Easily accessible from the town centre, the Weberzeile offers a diverse mix of international and regional brands—two thirds of which are fashion retailers, and a variety of services and amenities over its two levels. Cafes and restaurants feature prominently to provide a focal community meeting point, with many incorporating direct outdoor access to accommodate extended evening and weekend hours.

The centre has an impressive glass roof to provide an abundance of natural light, and the common areas incorporate lush plants and trees, comfortable seating areas, and water fountains.

A small Art gallery showcases art work and pieces created by local and regional artists and younger guests enjoy Planet Lollipop—the region's largest indoor adventure playground.

The Weberzeile uses a traffic system to manage the 800 underground parking spaces, and offers a large number of bicycle racks near the main entrance, as well as free e-bike charging stations.

With its key location and harmonious design incorporating a successful mix of retailers, restaurants, amenities and services, the Weberzeile has become a strong addition to downtown life and played a significant part in revitalising the city centre.



Developer/Owner:

SES Spar European Shopping Centers

Architects:

ATP Architekten Ingenieure

Total Gross Leasable Area (GLA):

21,684 sq.m.

Number of Stores:

45

Major Tenants:

Kastner & Öhler, Media Markt, H&M, Eurospar, Hervis, Dressmann, Bik Bok, Müller, DM



COMMENDATION

NEW DEVELOPMENTS: MEDIUM/LARGE



Forum Lviv

Lviv, Ukraine

Occupying a previously derelict inner-city site, Forum Lviv offers more than thirty five thousand square metres of retail space in a dense, central urban, and historic area.

Surrounded by a lushly landscaped plaza and park, the development is easily accessible from the city centre via pedestrian walkways and dedicated bicycle paths. Significant improvements were also made to adjacent streets and roundabouts to maximize traffic flow to and from the centre and around the urban community.

Built according to BREEAM standards, the four-level centre is topped by an entertainment, dining and leisure zone that includes a cinema, restaurants, a sightseeing tower, and a large outside terrace, and is anchored by an underground parking garage that can accommodate 600 vehicles.

The two intermediary shopping levels are laid out in convenient specialty zones allowing visitors to acquire daily needs and services, and to easily navigate through the centre's impressive variety of fashion and accessory offerings.

More than 30 new to market and new to region brands are housed at Forum Lviv.

Developer:

Multi Ukraine

Owner:

Multi Ukraine, Galereja Centre, Budhouse Group

Architects:

T+T Design, Tebodin Ukraine

Total Gross Leasable Area (GLA):

35,073 sq.m.

Number of Stores:

114

Major Tenants:

Zara, Massimo Dutti, Oysho, Bershka, Stradivarius, Pull&Bear, Reserved, Sinsay, Cropp, House, LC Waikiki, Mango, Igroland children entertainment, Planeta Kino cinema, Silpo supermarket, Comfy electronics supermarket



AWARD WINNER

NEW DEVELOPMENTS:
MEDIUM/LARGE



Polygone Riviera

Cagnes sur Mer, France

Polygone Riviera is the largest open-air shopping centre in France, and is located in the heart of the French Riviera. Set on a 4 hectare landscaped site, the development has one hundred and fifty retail outlets—including twenty-one major anchors—laid out into four distinct shopping zones.

The Designer Gallery includes concept stores and aspirational brands, the Quartier des Arcades offers the most iconic brands in fashion, trends and culture, the Promenade des Palmiers features a wide selection of shops and entertainment, and the Quartiers des Saveurs' 20 restaurants with outdoor seating is certain to whet the appetites of many.

The lifestyle complex also includes a multiplex cinema, a casino, and an open-air theatre, and younger guests may spend time in the large outdoor playground, visiting ponies at the specially designed animal enclosure, or enjoying a street-train ride on the Polygone Express.

There are two levels of underground parking with a traffic management system to accommodate three thousand vehicles.

With its iconic architecture, high quality landscaping, and impressive tenant mix, Polygone Riviera is a superb shopping destination.

Developer:	Socri Promotions, Socri Reim
Owner:	Unibail-Rodamco, Socri Promotions, Socri Reim
Architects:	José Ignacio Galán Martínez – L35, Philippe Caron, Frédéric Ducic
Total Gross Leasable Area (GLA):	70,000 sq.m.
Number of Stores:	150
Major Tenants:	Fashion: Reiss, Forever 21, Cos, & Other Stories, Uniqlo, Printemps, Grand Playground, Brooks Brothers, Primark, Zara, H&M, Mango, Nike, Eleven Paris, Desigual, Massimo Dutti, Lacoste, Levi's, Undiz, Jonak



AWARD WINNER

ESTABLISHED CENTRES:
MEDIUM/LARGE



Europark Salzburg

Salzburg, Austria

The striking iconic design of Europark Salzburg houses twelve major anchors, several international brands, a range of innovative shops, and a variety of food and beverage options.

The centre is airy and bright and boasts generous customer circulation and an extensive series of escalators to provide efficient and convenient access throughout the centre's two levels. Europark Salzburg also acts as a community hub for organic farmers markets, exhibits, and special events, and is home to the region's largest indoor children's adventure playground.

Amongst its amenities is The Oval Europark Stage—a must-visit destination that offers a variety of musical, theatrical, cabaret, and cultural performances, as well as art house cinema and lecture series.

Europark Salzburg is conveniently accessible from major motorways, and can accommodate four thousand two hundred vehicles. The centre also has direct connections with the transregional bus and rail companies, and excellent connectivity for cyclists and pedestrians.

Europark Salzburg draws more than 10 million visitors each year from as far away as Germany and Bavaria with their impressive mix of international brands, food and beverage options, service amenities, and cultural offerings.

Developer/Owner:

SES Spar European Shopping Centers

Architects:

Massimiliano Fuksas

Total Gross Leasable Area (GLA):

50,700 sq.m.

Number of Stores:

124

Major Tenants:

Interspar, Saturn, P&C, H&M, Hervis, Humanic, Hollister, Starbucks, Zara, Ikea, Bershka, Scotch & Soda, Zara Home



COMMENDATION

REFURBISHMENTS AND/OR EXPANSIONS: MEDIUM



Gelderlandplein

Amsterdam, Netherlands

Located in downtown Amsterdam, Gelderlandplein is a mixed-use development dating back to 1968, that incorporates a two-level retail platform with residences, offices, a hotel, and parking facilities.

The recent redevelopment project was completed in 2016, and included extensive upgrades to centre amenities and infrastructure, as well as the addition of seven thousand five hundred square metres of retail space. The Common areas were upgraded with high-end and quality materials, improved seating and rest areas, and interspersed with art pieces and sculptures.

Additional improvements included the implementation of a figure 8 pedestrian routing to allow for shopper flow and accessibility, increased signage and visitor navigation tools, and a redesign of the centre's entrances and outward facing shop fronts to provide greater natural light to filter through to the interior.

Anchored by a hypermarket, Gelderlandplein's shops and services include an impressive mix of international and regional brands, local entrepreneurs, a children's play area, as well as a variety of food and beverage offerings.

Developer:

Owner:

Architects:

Total Gross Leasable Area (GLA):

Number of Stores:

Major Tenants:

Kroonenberg Groep and Multi Netherlands

Kroonenberg Groep

Rijnboutt

33,500 sq.m.

90

AH, HEMA, Mango, Nespresso, Coffee Company, Marqt, Kruidvat, Blokker, ICI Paris, Douglas, Riviera Maison, Bever Sport, Pauw, Costes, and Blok Mode



COMMENDATION

REFURBISHMENTS AND/OR
EXPANSIONS: LARGE/EXTRA LARGE



Aleja Bielany

Bielany Wrocławskie, Poland

Prior to its transformation, Aleja Bielany was a tired first generation retail park that contained a supermarket and two major anchors on one side of the street and a furniture strip mall on the other.

The grand-scale renovation project included the relocation of existing anchor IKEA, and the addition of a two-storey area of more than 35,000 square metres, that includes an expansive underground parking level.

Design elements were inspired from the surrounding environment, with rock-like formations modelled after nearby Mount Sleza enhancing the building's exterior, whilst the interior took inspiration from the River Odra with its series of interior access bridges over flooring tiles resembling a river bed.

Visitors are offered many distinct zones in which to shop for fashions, electronics, home wares, and daily needs, or to workout, have a meal, enjoy a film, and meet up with family and friends.

With its easy access from the city centre via vehicle, transit, and bicycle, Aleja Bielany attends to the community's daily needs, wants, and habits, in a modern, inviting, and well-designed environment.

Developer/Owner:

IKEA Centres Poland SA.

Architects:

BDP

Total Gross Leasable Area (GLA):

102,000 sq.m.

Number of Stores:

182

Major Tenants:

TESCO, TK MAXX, H&M, C&A, SPORT Direct, New Yorker, SEPHORA, iSPOT, COSTA COFFEE

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