



To Let

Design and build offices from 10,000 sq ft upwards

Daresbury Park

Daresbury, Warrington, WA4 4BB

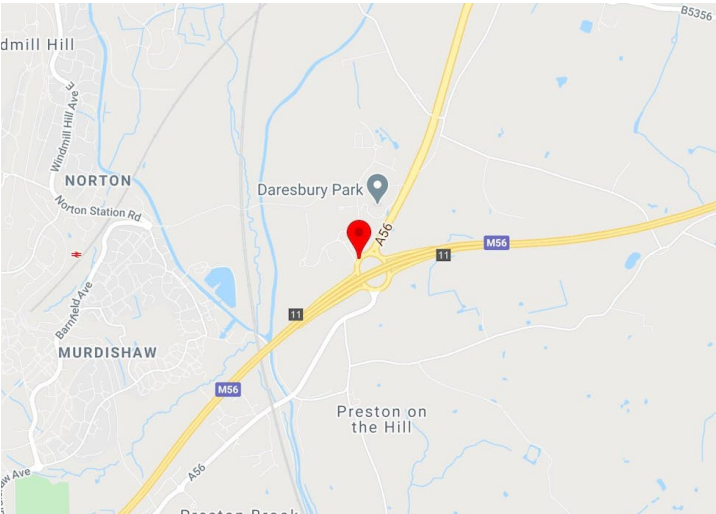
10,000 to 100,000 sq ft

929.03 to 9,290.30 sq m

Reference: #30896

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Summary

Available Size	10,000 to 100,000 sq ft / 929.03 to 9,290.30 sq m
Rent	Rent on application
EPC	EPC exempt - Currently being constructed or undergoing major refurbishment

Specification

- Daresbury Park is a key strategic site for business development and growth with over 5 million people living within a 45 minute drive time of the park
- Comprising 225 acres (91 hectares) with planning consent for approximately 1.6 million square feet, the park provides an exceptional environment which is already home to numerous international businesses
- Daresbury Park benefits from direct access onto the M56 motorway at junction 11 and is equidistant between Manchester and Liverpool airports (15 miles).

- The M6 and M62 motorways are all within a 10 minute drive
- The park has excellent on-site amenities with Daresbury Park Hotel offering extensive conference facilities, coffee shop, two restaurants and leisure facilities including a gymnasium, spa and swimming pool
 - Daresbury Park is owned by Marshall CDP, an established local developer with over 100 years of experience who have delivered over 2 million square feet of commercial space over the last 5 years alone
 - Marshall CDP as a developer contractor can deliver bespoke office buildings efficiently and within timescales
 - Marshall CDP have an excellent working relationship with the local planning authority and have a track record for agreeing planning consents quickly

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