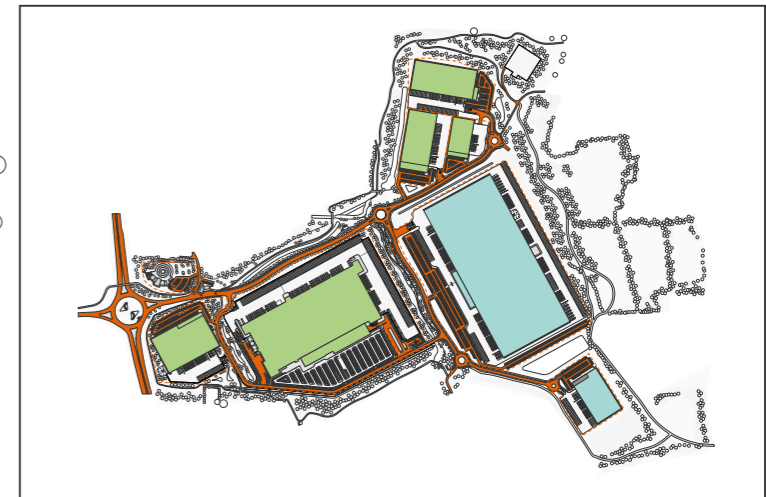


# open your eyes to the opportunities

This is an indicative masterplan showing what the site can accommodate but alternative layouts and unit sizes are available.



## Zone A:



40 acres of Zone A are already committed to development which leaves 28 acres available for further development arranged over two separate plots. This can accommodate up to 565,000 sq ft of bespoke buildings to suit occupier requirements for manufacturing users.

## Zone B:



Zone B has a light industrial (B1) and Manufacturing (B2) planning consent and can accommodate a single unit of up to 1,000,000 sq ft.