

New Industrial Unit TO LET

Building 1132

Providing 97,956 sq ft (9,100 sq m)

SILVERSTONE PARK, SILVERSTONE, TOWCESTER, NN12 8FU

FROM HERE WE CHANGE THE WORLD



Silverstone Park provides the perfect location for companies that need a central location within the Silverstone Technology Cluster, to access skills and consider new business opportunities.

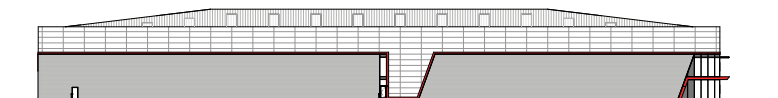
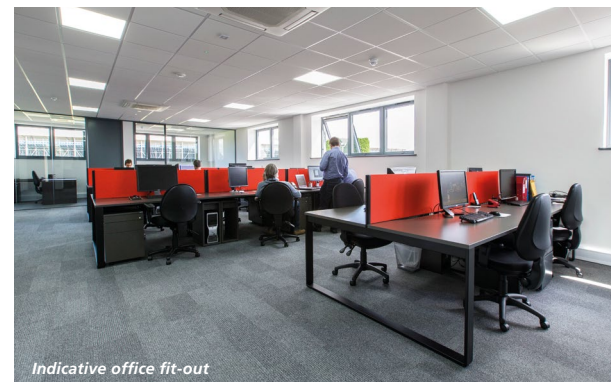
Occupying companies also benefit from being in close proximity to the Park's four world-class specialist engineering facilities:

- ✔ [Digital Manufacturing Centre](#)
- ✔ [Silverstone Sports Engineering Hub](#)
- ✔ [Electro-Magnetic Testing/ Anechoic Chambers](#)
- ✔ [Metrology Facility with Hexagon Manufacturing Intelligence](#)

Due for completion Q1, 2022, Unit 1132, a detached unit, is one of four units being built as part of this next phase of development.

SPECIFICATION

- ✔ Highly prominent unit with 24/7 access
- ✔ 3 phase power
- ✔ 10m clear internal height
- ✔ Smart reception area with toilets and stairs leading to first floor
- ✔ 50kN per sq m floor loading
- ✔ 10 full height loading doors, 5.0m high x 4.0m wide
- ✔ First floor area
- ✔ Minimum 35m yard depth
- ✔ Allocated car parking



East elevation

ACCOMMODATION

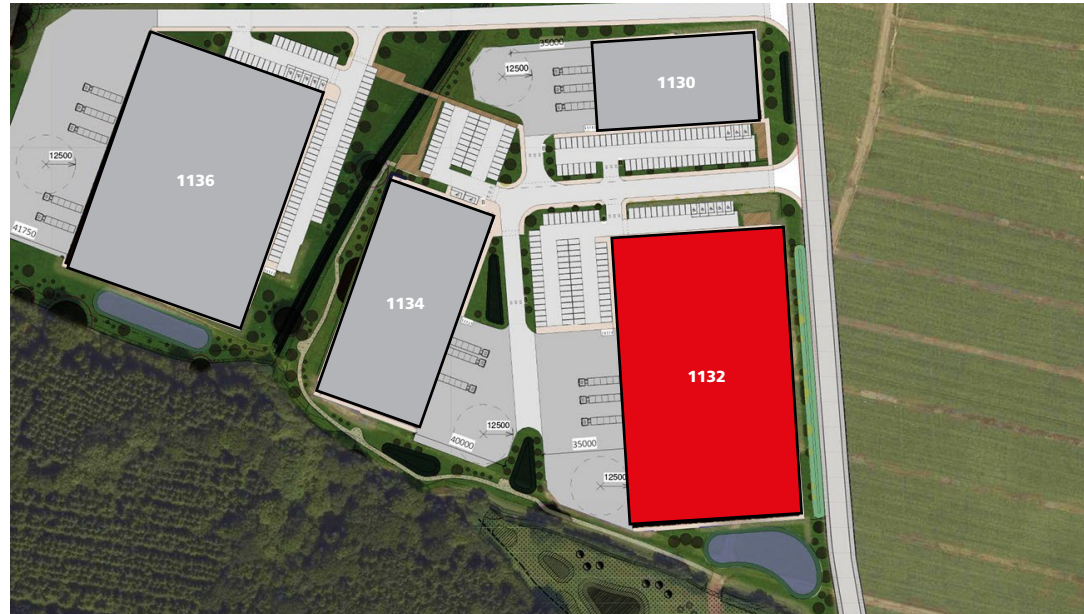
All buildings offer smart flexible space, ready for a company's bespoke fit-out.

The building provides the following approximate gross internal floor areas:

	Description	sq ft	sq m
BUILDING 1132	Unit	91,390	8,490
	First Floor Area	6,566	610
	TOTAL	97,956	9,100

MISREPRESENTATION ACT 1967

Whilst all the information in these particulars is believed to be correct, neither the agent nor their client guarantee its accuracy, nor is it intended to form part of any contract. All areas quoted are approximate GIA, June 2021.

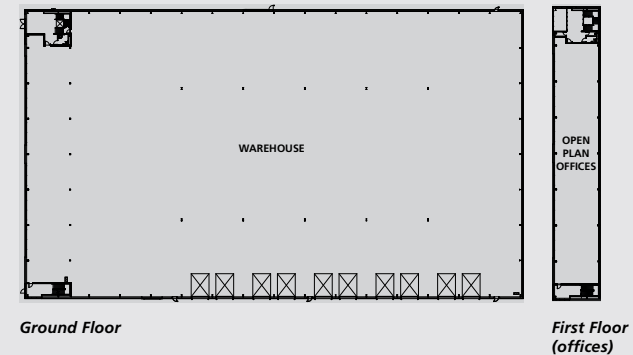
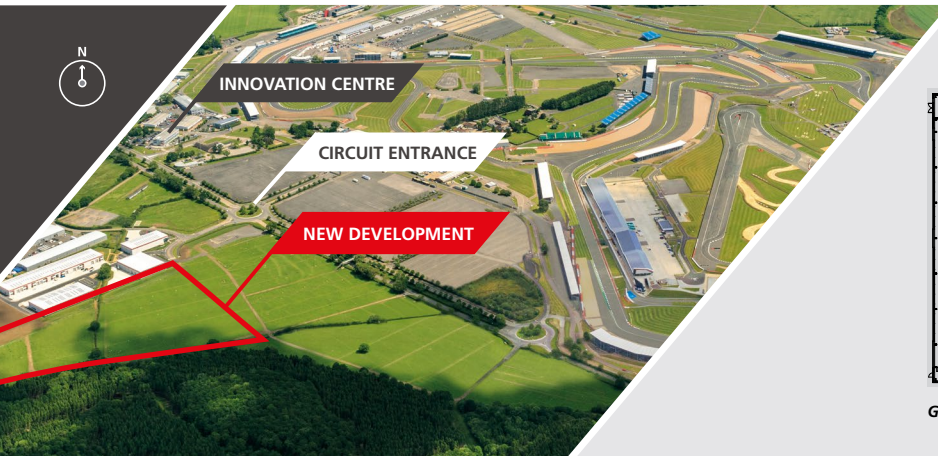


PLANNING

B1b, B1c, B2 or B8 uses.

SUSTAINABILITY

This building is targeting an EPC A Rating.



For a viewing and further information, please contact:

DTRE

Jamie Catherall DTRE
07718 242693
jamie.catherall@dtre.com

Carter Jonas

Jon Silversides Carter Jonas
07720 537141
jon.silversides@carterjonas.co.uk

Charlie Wing DTRE
07483 068030
charlie.wing@dtre.com

Edward Lifely Carter Jonas
07920 507998
edward.lifely@carterjonas.co.uk



FOUNDING MEMBER OF
SILVERSTONE TECHNOLOGY CLUSTER



@SilverstonePark

silverstone-park.com

SILVERSTONE PARK, SILVERSTONE, TOWCESTER, NN12 8FU, UNITED KINGDOM



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