



STAFFORDSHIRE TECHNOLOGY PARK

BEACONSIDE **STAFFORD**

be part of the success...



FOR SALE/TO LET 2,250 SQ FT - 25,500 SQ FT



STAFFORDSHIRE TECHNOLOGY PARK

BEACONSIDE STAFFORD



WELCOME TO STAFFORDSHIRE TECHNOLOGY PARK

Staffordshire Technology Park extends to some 44 acres (18 hectares) and is Stafford's principal high quality out of town business park. The park is already home to a number of major occupiers including Staffordshire County Council, Stafford and Rural Homes, DEFRA, Staffordshire Football Association and Atkins.

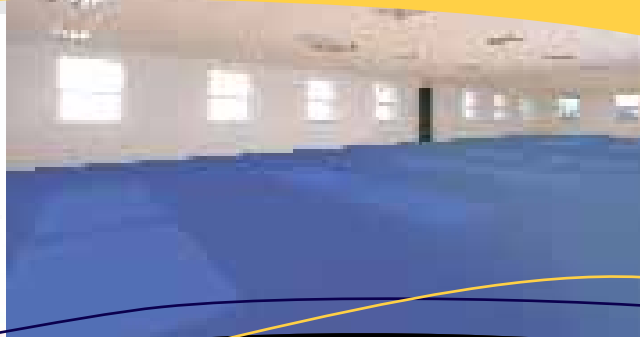
The park provides excellent connectivity with broadband and ADSL both available.

GLADMAN DEVELOPMENTS

Gladman Developments have an excellent track record in the offices sector and have created over 46 of their business parks across the country. The flexibility, quality and cost effectiveness offered by the Gladman product has meant that many blue chip companies and government agencies have occupied Gladman offices.



...be part of the success at Staffordshire Technology Park



AVAILABILITY

Staffordshire Technology Park provides a range of options, allowing occupiers to secure new high quality offices within an attractive landscaped environment. The development provides a mix of self contained office units ranging in size from 2,250 sq ft to 25,500 sq ft (209.03 sq m to 2,369.03 sq m).

ACCOMMODATION

For the current options available at Staffordshire Technology Park, please refer to the inserts in this folder.

LEGAL COSTS

Each party will be responsible for the payment of their own legal costs in any transaction.



STAFFORDSHIRE TECHNOLOGY PARK

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STAFFORDSHIRE TECHNOLOGY PARK	
	HARGREAVES COURT
	LANCHESTER COURT
	PARKER COURT

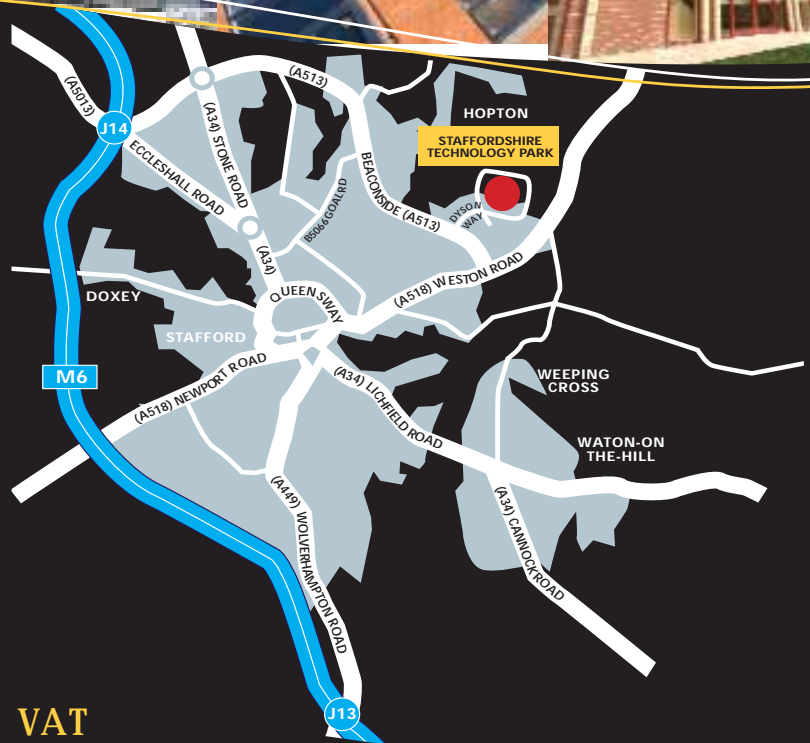
Ideally situated for a wealth of amenities...



LOCATION

Staffordshire Technology Park is within easy reach of junction 14 of the M6 Motorway, which is approximately 3 miles to the west via the A513. Staffordshire University is adjacent to the Technology Park.

Stafford town centre is approximately 2 miles to the south west, and provides a wealth of local amenities and lies on the main railway link, providing west coast inter city services to London and the north west.



VAT

Any figures quoted are exclusive of, but will be liable to VAT.

FURTHER INFORMATION

For further information, or to arrange a viewing, please contact Gladman Developments or their appointed agents.

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A DEVELOPMENT BY

GLADMAN
 01260 288800
 www.gladman.co.uk

ALL ENQUIRIES

King Sturge
 0121 233 2898
 www.kingsturge.com

MILLAR SANDY
 Bank Chambers, Salter Street, Stafford, ST16 2JU
 01785 244400
 www.millersandy.com



STAFFORDSHIRE TECHNOLOGY PARK PARKER COURT

ACCOMMODATION

Building	Building Type	Floor Area	
		sq ft	sq m
Unit 1	G25K	25,000	2,322.57
Unit 2	G10k	10,070	935.53
Unit 3	G10k	10,070	935.53
Unit 4	G5k	5,250	487.74
Unit 5	G2k	2,250	209.03
Unit 6	G2k	2,250	209.03
Unit 7	G2k	2,250	209.03
Unit 8	G2k	2,250	209.03
Unit 9	G2k	2,250	209.03
Unit 10	G2k	2,250	209.03
Unit 11	G2k	2,250	209.03
Unit 12	G2k	2,250	209.03
Unit 13	G2k	2,250	209.03
Unit 14	G2k	2,250	209.03
Unit 15	G5K	5,250	487.74
Unit 16	G10K	10,070	935.53

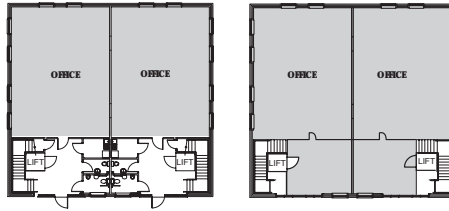
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PARKER COURT STAFFORD

G2K



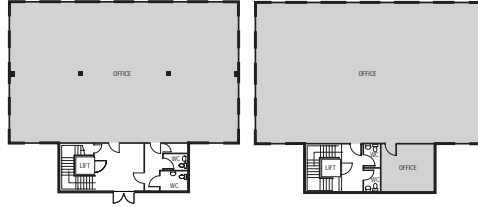
FLOOR	SQ FT	SQ M
First	1,215	112.88
Ground	1,035	96.15
TOTAL	2,250	209.03



G5K



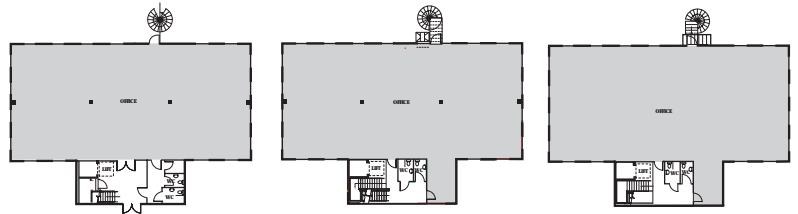
FLOOR	SQ FT	SQ M
First	2,695	250.37
Ground	2,555	237.37
TOTAL	5,250	487.74



G10K



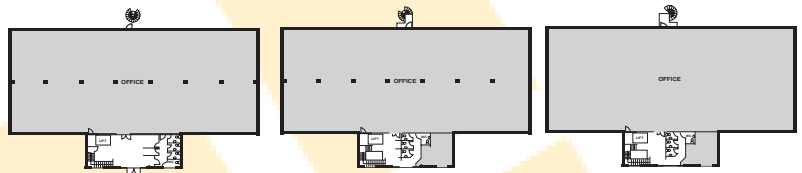
FLOOR	SQ FT	SQ M
Second	3,400	315.97
First	3,400	315.87
Ground	3,270	303.79
TOTAL	10,070	935.53



G25K



FLOOR	SQ FT	SQ M
Second	8,175	759.48
First	8,175	759.48
Ground	8,650	803.61
TOTAL	25,000	2,322.57



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