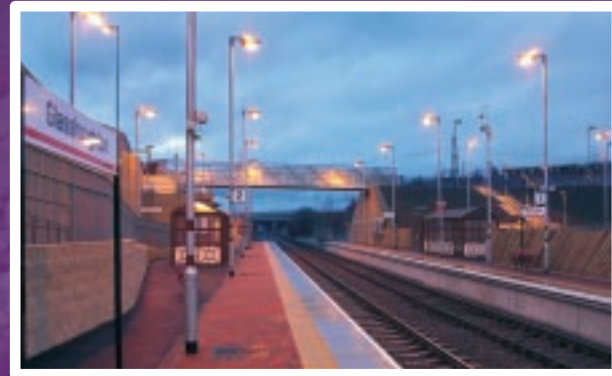


glasshoughton

JUNCTION 32 M62 Motorway

THE DEVELOPMENT

- Glasshoughton is a 335 acre high profile scheme with direct access from Junction 32, M62
- Over £15 million of infrastructure for mixed use development is now in place
- Freeport Factory Outlet centre now operating with 250,000 sq ft of non-food retail space fully let
- Xscape, a major £57 million multi use leisure development is now complete
- Amenities include a Tulip Hotel, a B&Q retail store, fast food outlets and a Chinese restaurant all fully operational



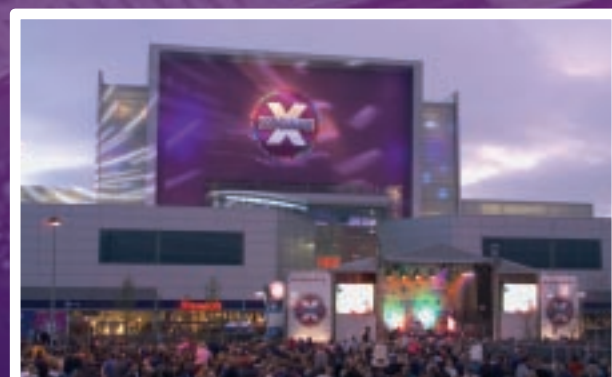
FOR PRODUCTION AND DISTRIBUTION OCCUPIERS

- Proximity to local labour, retail amenities and services is unrivalled and a range of fast track development solutions for production and distribution is available



COST EFFECTIVE SPACE FOR OFFICE OCCUPIERS

- Prime location with unrivalled local amenities, profile and transport facilities with rail station
- Car parking ratios of 1 per 190 sq ft (18 sq m) of floor space
- Fast track flexible packages
- Suites available from 5,000 sq ft (464 sq m)
- For sale/to let



Key Travel Times

Glasshoughton to:	Miles	KMS	Drive time (Minutes)
Wakefield	7	11	14
Leeds	10	18	20
Bradford	23	37	30
Sheffield	35	57	40
Hull	47	75	55
Manchester	51	82	60
Immingham	58	94	58
Grimsby	63	102	60
Newcastle	97	156	100
Birmingham	110	178	104
London	188	303	180

Waystone



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Waystone, Knight Frank and Yorkshire Forward give notice that:

- 1) These particulars are set out as a guide only for the guidance of intending purchasers or lessees and do not constitute part of an offer or contract.
- 2) All descriptions, dimensions, references to conditions, necessary permissions for use and occupation and other details are given without responsibility and any intending purchaser or tenant should not rely on them as statements of fact, but must satisfy themselves by inspection or otherwise as to the correctness of each of them.

glasshoughton

Waystone



THE
 Business

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Summit Park



SUMMIT PARK PLOTS

15b	0.96 Acres	0.44 Ha
15d	4.8 Acres	2.23 Ha
15e	1.9 Acres	0.88 Ha
16	6.3 Acres	2.93 Ha
17/18	10.2 Acres	4.75 Ha

BLUE RIDGE PARK PLOTS

1	4.1 Acres	1.90 Ha
2	2.2 Acres	1.02 Ha
5	10 Acres	4.65 Ha
6a	3 Acres	1.39 Ha
12	2.1 Acres	0.97 Ha
13	5.4 Acres	2.51 Ha
22c	0.21 Acres	0.09 Ha
23	1.4 Acres	0.65 Ha

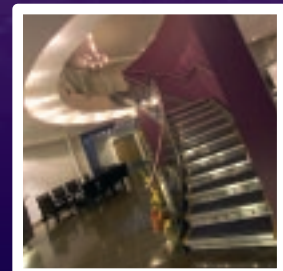


Blue Ridge Park



FOR OFFICE, PRODUCTION AND DISTRIBUTION OCCUPIERS

- High visibility location adjacent J32 M62 with signage potential
- Fully serviced with new road infrastructure now in use
- Turnkey packages from 10,000 sq ft (938 sq m) to 200,000 sq ft (28,000 sq m)
- Flexible packages with expansion facility
- For sale/to let



FOR OFFICE, PRODUCTION AND DISTRIBUTION OCCUPIERS

- Fast track turnkey packages for units from 5,000 sq ft (464 sq m) to 150,000 sq ft (14,000 sq m)
- Design and build or serviced site disposals are available to occupiers' requirements
- For sale/to let



THE BUSINESS