



STAFFORDSHIRE TECHNOLOGY PARK

BEACONSIDE STAFFORD

be part of the success...



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



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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.

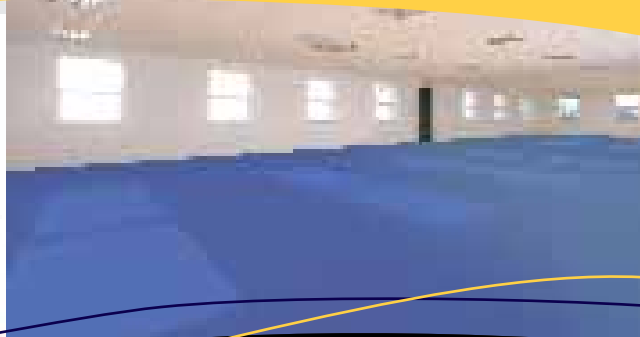
The park provides excellent connectivity with broadband and ADSL both available.

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.



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| STAFFORDSHIRE TECHNOLOGY PARK | |
|---|------------------|
| | HARGREAVES COURT |
| | LANCHESTER COURT |
| | PARKER COURT |

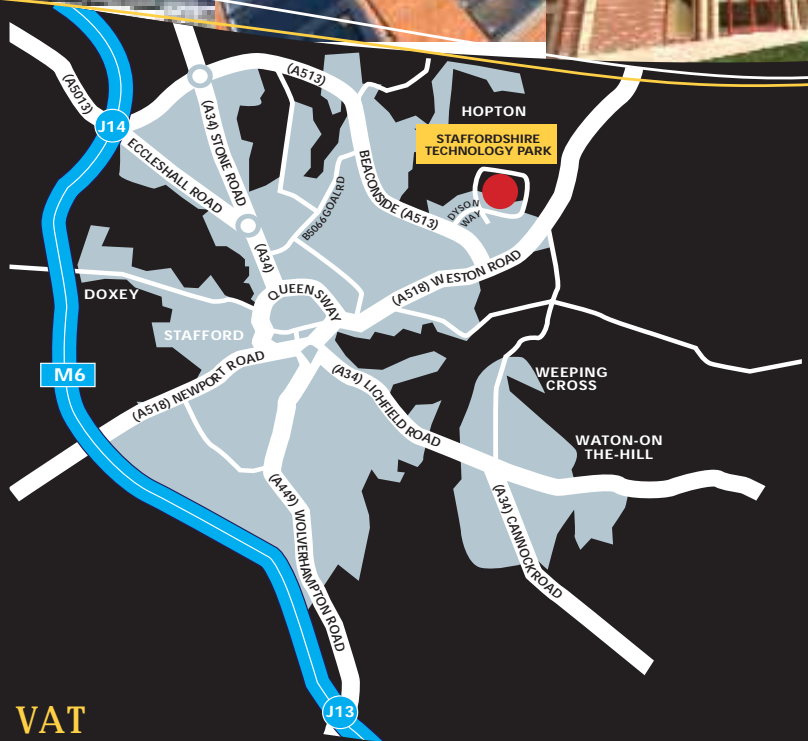
Ideally situated for a wealth of amenities...



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

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