

CARLTON PARK

LEICESTER'S PRIME BUSINESS LOCATION

FOREST

LAKESIDE



12,250 ft² to 35,850 ft²

Speculative build starts spring 07

FOREST, the second stage of development at Carlton Park, will comprise high quality HQ office facilities in a secure and distinct location.

Carlton Hayes Developments has announced the purchase of two sites, known as Lakeside and Forest from Alliance & Leicester at Carlton Park, Leicester.

Infrastructure works are currently in progress and construction will shortly commence at Lakeside to provide two speculative Grade A office buildings of 12,250 ft² and 23,600 ft².

Once completed Lakeside and Forest will provide in excess of 180,000 ft² of accommodation in a high quality regional business park setting with generous car parking and views across open fields.

An exceptional location and environment

As an established site, Carlton Park benefits from an ideal location, excellent transport links and outstanding on site facilities.

Just two miles from J21 M1 and it's intersection with the M69, it sits immediately outside Leicester's congestion area and yet is only 20 minutes drive from the city centre.

Regular bus services and Narborough rail station make Carlton Park a highly accessible location for business.



Office opportunities from 2,500 - 180,000ft² (232 - 16,722m²)

FOR SALE / TO LET

CARLTON PARK



CARLTON PARK HAS A SIGNIFICANT IN SITU TELE-COMMUNICATIONS INFRASTRUCTURE.



Carlton Park is a 120 acre landscaped business park and will provide modern efficient buildings in an unrivalled setting.

Well educated and skilled labour pool
Leicestershire boasts graduates from three world-class universities, De Montford, Leicester and Loughborough. Combined with a versatile, adaptable population from both Leicester and the major cities of Nottingham, Derby, Coventry and Birmingham, all of which are within easy reach, there is no shortage of suitably skilled labour available to potential employers.

Excellent amenities already established
Carlton Park already boasts both a Leapfrog Day Nursery and a Next Generation Health club on site. It is adjacent to Enderby Golf and Leisure Club and only 2 minutes from Fosse Park, one of the UK's largest outdoor shopping parks.



www.carlton-park.com



Carlton Hayes DEVELOPMENTS

A joint venture between Cannock Developments & Miller Birch

InnesEngland
0116 255 5455
www.innes-england.com

Peter Doleman
pdoleman@innes-england.com
Craig Straw
cstraw@innes-england.com

Knight Frank
0121 200 2220
www.knightfrank.com

Simon Quantrill
simon.quantrill@knightfrank.com
Jamie Phillips
jamie.phillips@knightfrank.com

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