



Land / Development Opportunity

Zone 6, Sheffield Business Park, Europa Link, Sheffield

For Sale

- Last remaining plot – 1.98 acres (0.80 ha)
- Available now
- Occupying a high profile position fronting on to Europa Link
- Potential for roadside use including car/van dealership, subject to planning

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Location

Sheffield Business Park is one of Yorkshire's largest business parks extending to over 200 acres, home to a number of well-known occupiers, including HSBC, Stanley UK, Fulcrum, NHS Ambulance Fleet Management Services, VW Van Centre and Protech.

Sheffield Business Park is also to be home to the University of Sheffield Factory 2050 and we are seeing an emerging research campus on the park.

Zone 6 is ideally situated, offering a profile position fronting on to Europa Link, close to its junction with Shepcote Lane. Shepcote Lane (A631) in turn provides direct access to Junction 34.

Junction 33 of the M1 Motorway is also easily accessible via Europa Link and Sheffield Parkway (A630).

Description

Zone 6 is located at the Western end of Phase I of Sheffield Business Park, just 2 minutes from Junction 34 of the M1 Motorway. The last remaining plot comprises a level site, offering excellent profile on to the main Europa Link and is available for immediate development.

The site is suitable for B1, B2 and B8 development, however, alternatively the site could be suitable for higher value uses, subject to the necessary planning consents.

Availability

The site extends to 1.98 acres (0.80 ha) in total and is available for sale freehold.

Alternatively our client may consider a build to suit package, to accommodate an occupier's specific requirements.

Price

On application.

VAT

All figures quoted are subject to VAT at the prevailing rate where applicable.

Legal Costs

Each party to bear their own legal costs incurred in any transaction.

Viewing & Further Information

Please contact Joint Agents:-

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Photograph: 22 September 2014



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