



Prime Development Opportunity 1.57 Acres **TO LET / FOR SALE**

- Existing planning consent for office use
- Suitable for E, B2 and B8 uses, STP
- Quick access to M5
- Two miles from Worcester City Centre
- Located in Sixways Park logistics development
- Skilled local workforce
- Established commercial environment

WORCESTER

sixways park

JUNCTION 6 M5 ■ WORCESTER ■ WR4 0AB

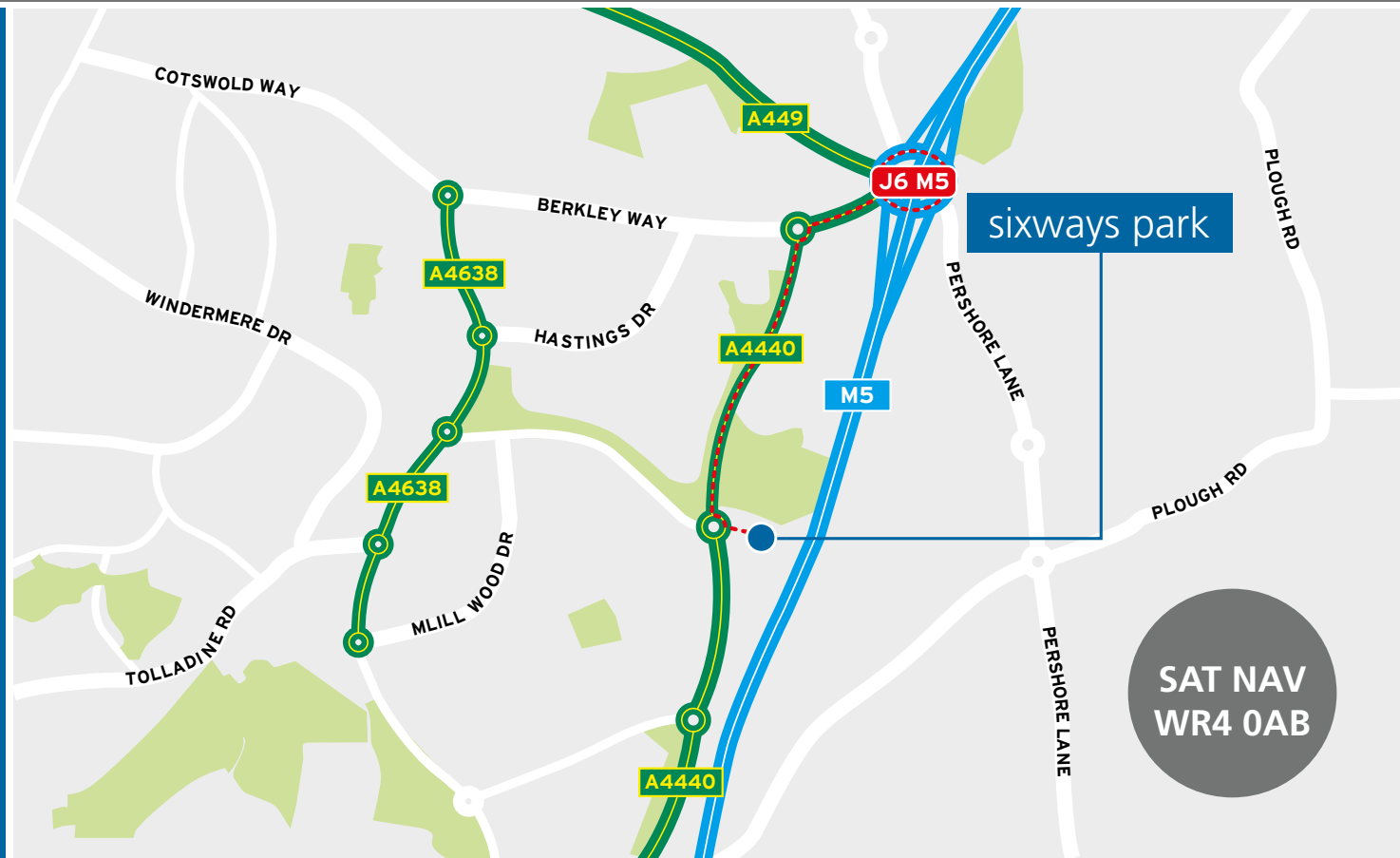
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LOCATION

Sixways Park is strategically located immediately off Junction 6 of the M5 Motorway, fronting the A4440 bypass, one of Worcester's busiest roads, accessed by over 30,000 cars each week day.

Worcester city centre is only two miles north east attracting numerous high profile occupiers including Bosch, Mazak and RWE npower.

Destination	Distance	Time
M5 J6	1 mile	2 mins
M42 J1	11 miles	12 mins
M40 J16	24 miles	23 mins
Birmingham	25 miles	40 mins
M6 J8	30 miles	33 mins
Bristol	63 miles	1hr 5 mins
Manchester	106 miles	2 hrs 6 mins
Southampton	117 miles	2 hrs 8 mins
London	128 miles	2 hrs 24 mins



FURTHER INFORMATION

For all enquiries please contact the joint agents:



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