

# daresbury park

the natural choice for business



# Welcome to...



Daresbury Park, a Business Park located on junction 11 of the M56, two junctions from the M6 close to Liverpool, Manchester, Chester and Warrington.

This is a place that is easy to get to, that offers a plentiful supply of car parking for staff & visitors and a first class business & working environment. This is a place where staff feel inspired – a place that is good for business.

The Park which extends to 225 acres (91 hectares) and has planning consent for 1.6 million sq ft (148,650 sq m) has been designated as a Key Strategic Site by the North West Development Agency. Daresbury Park has already attracted a host of blue chip occupiers including BNFL, De Vere Group and HS Administrative Services.

**“Since we moved to the Park there is an intangible enthusiasm amongst our staff”**

Wendy Glendinning, Office Manager – **ABB**



...make the **leap** to daresbury park



# Choice & value



Your options are wide open. Accommodation is available from 3,000 sq ft (279 sq m) up to bespoke HQ office buildings of 500,000 sq ft (46,450 sq m). Buildings can be tailor made to suit and are available to purchase or to let. A full turn key package can be offered allowing you to concentrate on running your business.

The latest design thinking physically, aesthetically and environmentally will be offered thus creating value, efficiency and sustainability in your building.

**“The company looked for a building that we would be proud of. The views of the countryside create an air of calm in the office”.**

Janet Horsefield, Facilities Managers –



...the **perfect** home for business



# Inspirational bu



# dings...



Better workspace, inspired staff and superb surroundings all improve productivity. The buildings at Daresbury Park provide well planned comfortable and flexible space that make work a pleasure.

Typical specifications would include raised floors, comfort cooling, clear floor plates accessed from an impressive entrance reception.

All this in a fully managed Park incorporating onsite 24-hour security, maintenance and management in accordance with the management statement and design guidelines.

**“The excellent floorplate and base building at Daresbury Park has given us the necessary freedom to design the building interior exactly to our requirements”.**

Nigel Highfield, Building Services Manager -



H.S. Administrative Services Limited  
THE PLANNING SPECIALISTS

...collecting a unique **specification**



# Our Plan..



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# bury park

# ...the future

Building on the success already enjoyed, the Masterplan at Daresbury Park caters for a range of sizes of building – some to be speculatively developed and some to be built to occupiers specific requirements.

The Masterplan will deliver a balanced development strategy with the ability to adapt to market conditions and occupier needs.

**“It is a cost effective building located on an attractive, well cared for estate”.**

Tony Smithers, Estate Manager -  **BNFL**

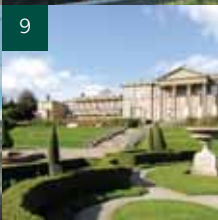
...A business environment continually **transforming**



Key:

- 1 Carden Park Golf Club
- 2 Chester Shopping
- 3 Cheshire Oaks Designer Outlet Village
- 4 Jodrell Bank Observatory
- 5 Chester Racecourse
- 6 The Liver Buildings, Liverpool Centre
- 7 Junction 11, M56
- 8 Liverpool John Lennon Airport
- 9 Tatton Park
- 10 Ring O Bells Public House & Restaurant
- 11 Daresbury Park Shuttle Bus
- 12 De Vere Daresbury Gymnasium
- 13 De Vere Daresbury Park Hotel
- 14 Mere Golf & Country Club

# Amenities...



The De Vere Daresbury Park Hotel & Leisure Club on the Park offers a number of business, leisure and entertainment opportunities. The 189 bedroomed hotel provides 350 car parking spaces, meeting, conference & event facilities, and a Brasserie style 'Looking Glass' restaurant. The leisure club provides:

- **15 metre indoor pool**
- **Steam room**
- **Spa pool**
- **Gym**
- **Squash court and health and beauty salon**

Further afield the immediate area offers excellent housing shopping and leisure opportunities with Cheshire Oaks the largest designer outlet village with 140 stores being close by.



LIVERPOOL CITY CENTRE - 22 miles      JUNCTION 11 M56      MANCHESTER CITY CENTRE - 25 miles




LIVERPOOL AIRPORT - 15 miles      CHESTER CITY CENTRE - 16 miles      MANCHESTER AIRPORT - 15 miles

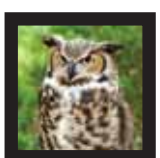
# ...and easy access

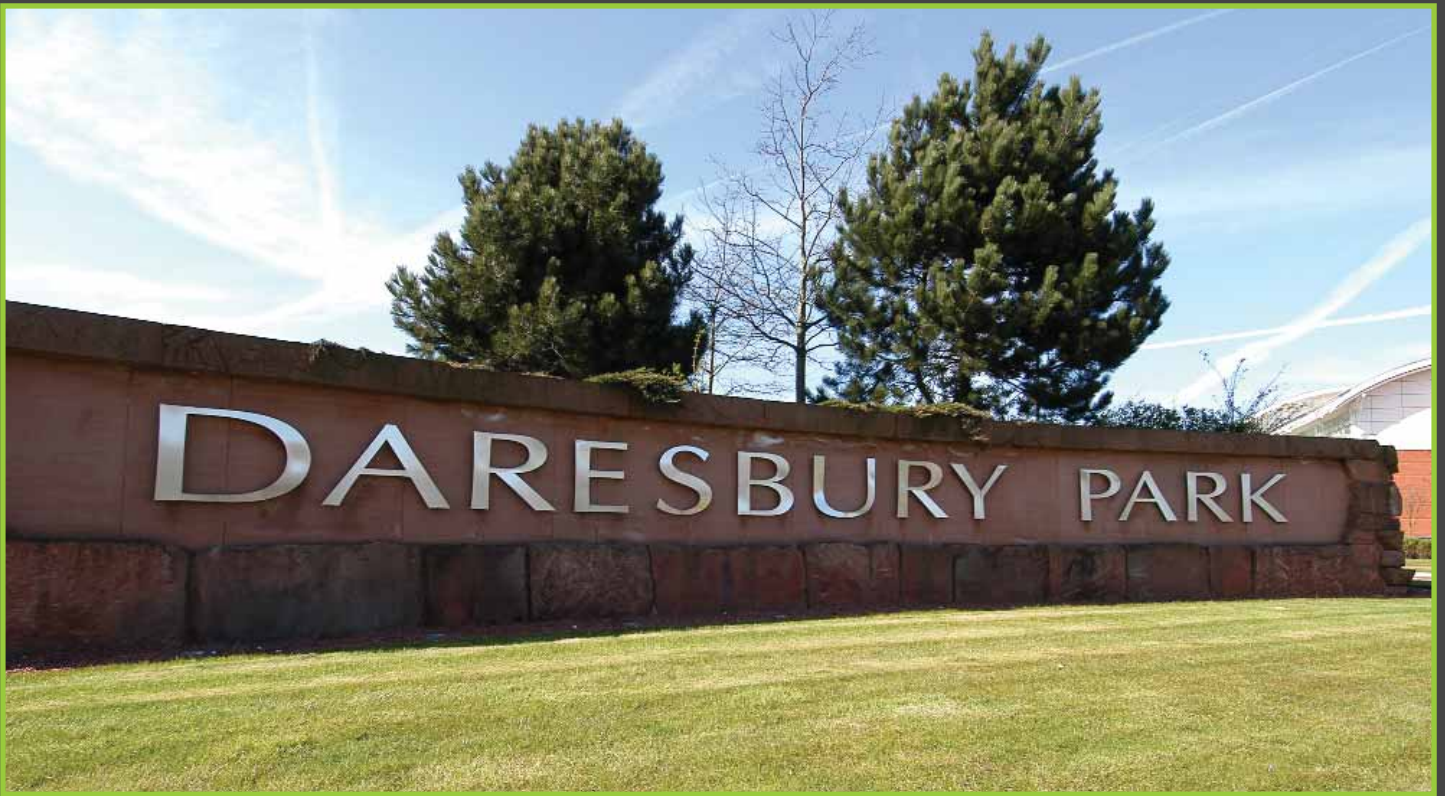
Daresbury Park is located immediately adjacent to junction 11 of the M56. Manchester International and Liverpool John Lennon Airports are within 20 minutes drive and rail connections are good with Runcorn station only 5 miles away on the West Coast Intercity line. A bus service runs through the Park linking to other local locations. Chester, Liverpool and Manchester are all within 30 minutes drive time – perhaps a reason why occupiers from South Manchester, Warrington and Chester have been attracted to the Park.

**“Daresbury Park is a high profile location which is easily accessible. The location of the Park on the motorway junction means that staff don’t have to queue to get off the Park unlike other Business Parks in the region”.**

Richard Kiersey, Property Director -  DE VERE GROUP PLC

...the **wise move**





Sat Nav:  WA4 4BP

Web: [www.daresburypark.com](http://www.daresburypark.com)

ALL ENQUIRIES

ANOTHER DEVELOPMENT BY:

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 **King Sturge**  
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