



**SLEAFORD
MOOR**
ENTERPRISE PARK



**UNLOCKING NEW
OPPORTUNITIES
IN NORTH KESTEVEN**

**OVER 461,500 SQ FT OF FLEXIBLE BUSINESS UNITS WITHIN A 37 ACRE
COMMERCIAL PARK ON THE A17 UNLOCKING NEW OPPORTUNITIES IN NORTH KESTEVEN**



SLEAFORD MOOR ENTERPRISE PARK IS A NEW ENVIRONMENTALLY CONSCIOUS EMPLOYMENT SITE IN SLEAFORD, THE HEART OF LINCOLNSHIRE.

The park offers high quality units with energy-saving features in an attractive landscaped setting to serve the needs of growing businesses and unlock further economic and employment growth.

SPACE AVAILABLE



Infrastructure works and the construction of the first phase of units commenced in 2022 and Phase One has now been completed, with a variety of units ranging in size and use (B2, B8 and E(g) use classes).

Bespoke units can be provided on a design and build basis, being available to let on terms to be confirmed.

Eco-conscious measures including a substantial landscaping scheme incorporating native species, self-watering planting areas and habitat for birds, bats and invertebrates support the Council's aims to look after the local environment and, together with businesses and communities, help North Kesteven become carbon neutral by 2030.

AVAILABLE UNITS

As an indication the current masterplan suggests that the following units can be built at Sleaford Moor Enterprise Park:

PLOT 5

- 60,999 - one unit (5.1)
- 45,639 - one unit (5.2)
- 55,746 - one unit (5.3)

PLOT 4

- 23,455 sq ft - one unit (4.1)
- 16,114 sq ft - one unit (4.2C)
- 13,229 sq ft - one unit (4.3A)
- 13,218 sq ft - three units (4.3B-D)
- 8,019 sq ft - two units (4.2A and 4.2B)



PLOT 3 LET

- 5,102 sq ft - one unit (3.1B)
- 5,081 sq ft - two units (3.1A and 3.1C)
- 3,520 sq ft - two units (3.2B and 3.2C)
- 3,003 sq ft - one unit (3.2A)

PLOT 2 UNDER OFFER

- 80,740 sq ft - one unit (2.2)
- 69,180 sq ft - one unit (2.1)

PLOT 1 ALL LET/UNDER OFFER

- 2,034 sq ft - three units (1.1A-C)
- 1,658 sq ft - two units (1.2D and 1.2E)
- 1,550 sq ft - three units (1.2A-C)
- 1,292 sq ft - one unit (1.2F)

SITE CONNECTIVITY



The site sits close to and has strong visibility from the A17, a strategic road across Lincolnshire connecting the A1 with east coast ports, creating easy access to the A46 and A1 (approx 20 minutes away).

It's an extension to the industrial area in the north east of Sleaford and in walking distance of local amenities and green spaces including the bordering woodlands.



The site is well located with strong, frontage visibility from the A17, giving easy access to the A46 and A1 (approx 20 minutes away) national road network.



SEE MORE OF THE SITE BY SCANNING THE QR CODE HERE

or visit BusinessNK.co.uk

NORTH KESTEVEN IS A LARGE, DIVERSE AREA STRETCHING FROM THE LINCOLN FRINGE INTO RURAL LINCOLNSHIRE.

It covers an area of 356 square miles and a population of almost 116,000. There are low unemployment rates and good skills levels.

Its principal sectors include food and agriculture, engineering, tourism and construction.

The District contains the thriving town of Sleaford with its strong mix of businesses, from manufacturing and engineering to hospitality and tourism, good connectivity by road and rail and a town centre with a long tradition of independent retailers.

North Kesteven also boasts the busy town of North Hykeham near Lincoln, home to city workers and large employers, as well as many villages around the city.

Sleaford Moor Enterprise Park is one of a number of investments in the local economy - find out more at www.businessnk.co.uk



ABOUT US

North Kesteven District Council is a forward-thinking local authority with a plan to invest in, develop and enrich its District of flourishing communities. The authority provides a strong package of support for the local economy including high quality business units and BusinessNK - its economic development arm with an expert team. This team will assist throughout the build and tenancy process at Sleaford Moor Enterprise Park.

WITH THE COUNCIL AS LANDLORD, THE DISTRICT AND ALL ITS LOCAL COMMUNITIES BENEFIT.

To get in touch or register your interest today, contact Eddisons inc. Banks Long & Co by calling Cameron McRae on **07857 457470** or email cameron.mcrae@bankslong.com



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