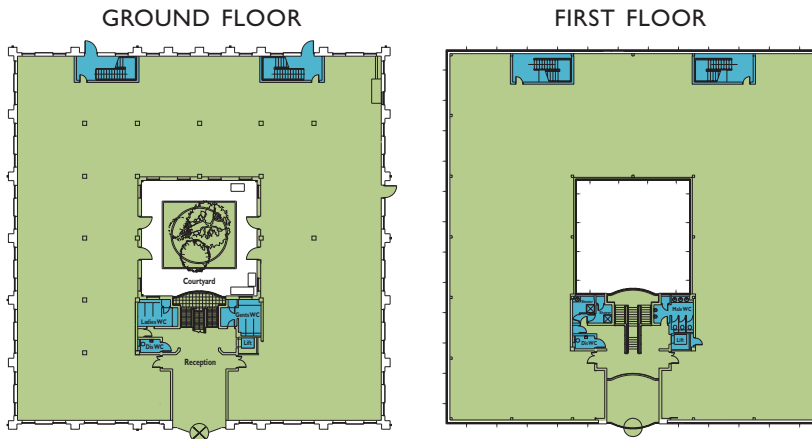


a mature landscaped business environment...





Situated in the heart of South Manchester, Concord Business Park is within 1.5 miles (2.5 km) of Manchester Airport and the regional motorway network. The centres of Heald Green and Wythenshawe are in close proximity offering a mix of retail and leisure facilities.

SPECIFICATION

- Suspended ceilings with LG3 lighting
- Full access raised floors
- Mechanical cooling ventilation
- External courtyard feature
- Attractive landscaped environment
- 119 dedicated car parking spaces (1:211 sq ft)

TERMS

The building is available either on a leasehold or freehold basis.

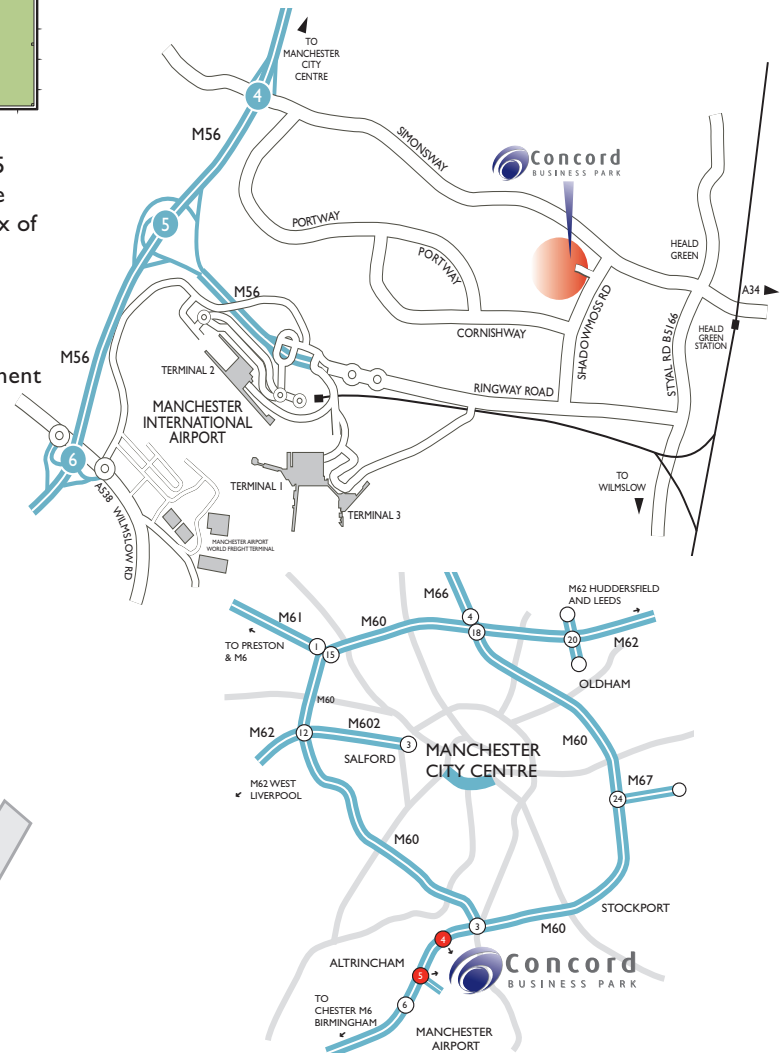


Masterplan

MAPLE HOUSE

Schedule of net internal floor areas

	SQ FT	SQ M
Reception	709	65.9
Ground Floor	12,208	1,134.1
First Floor	12,242	1,137.3
Total	25,159	2,337.3



www.concordbusinesspark.co.uk

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