

# 2015

A YEAR AT

 **Ivanhoe**  
Business Park

**CMC**  
GROUP



- + Ashby-de-la-Zouch
- + Leicestershire
- + LE65 2AB

**Ivanhoe Business Park offers bespoke office, warehouse and industrial units constructed on a built to suit basis to purchase or rent.**

2015 has been a stunning year for Ivanhoe Business Park with eight further deals now agreed and those buildings now either under construction or due to commence on site shortly.

Ivanhoe Business Park is now established as one of Leicestershire's foremost office, industrial and warehouse destinations and with plenty of land still left available for development it is hoped, and indeed anticipated, that 2016 will produce further memorable results and new occupiers will be welcomed to the park.

Properties can be constructed for purchase or rent with bespoke property solutions provided, tailored to each occupiers individual needs.

2015



Ashby-de-la-Zouch

B6006

Smisby Road

5,000ft² site with office consent

Incredible Kids Nursery

Woodward Vets

30,000ft² site with warehouse consent

Sapphire

Trade counter development

A511





Terms agreed with DACS Document Storage Limited for their new 7,000ft<sup>2</sup> facility.



3,000ft<sup>2</sup> brand new Grade A office let to Health, Safety and Engineering Consultants Limited.





# March

Work commences on Fisher German's state of the art 13,000ft<sup>2</sup> office building.



# April

Terms agreed with Incredible Kids Day Nursery for a ground breaking 6,000ft<sup>2</sup> nursery.





## LOCATION

Ivanhoe Business Park is prominently located directly off the Ashby Bypass (A511) and within 2 miles of the A42(M). With the centre of Ashby within minutes drive, offering banking and all associated services, the positioning of this superb development could not be bettered.

**Owned and developed by Clowes Developments, Ivanhoe Business Park still has plenty of land available for bespoke office solutions from as little as 3,000ft<sup>2</sup> upwards and industrial and distribution buildings from 5,000ft<sup>2</sup> with further speculative development due to commence on site shortly as well.**



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**CLOWES DEVELOPMENTS  
 (UK) LIMITED**



Deal agreed on 4,000ft<sup>2</sup> office sale to Digital Office Systems Limited.



Decision made to speculatively construct 30,000ft<sup>2</sup> of space on Plot C for a prime warehouse/industrial unit.



# July

Terms agreed with an engineering consultants for a 5,000ft<sup>2</sup> design and build office.



# August

Contracts exchanged with Incredible Kids for their new day nursery facility.







Contracts exchanged with Woodward Vets for a bespoke veterinary practice facility on site.



Speculative construction of Plot C commences to build a 30,000ft<sup>2</sup> distribution facility.



Completion of 4,000ft<sup>2</sup> office sale to Digital Office Systems.

**DIGITAL OFFICE**  
SYSTEMS LIMITED



Practical completion and handover on Fisher German's 13,000ft<sup>2</sup> office, delivered on budget and on time.

 **FISHER  
GERMAN**