

Hazelwood House

Self-Contained Office Opportunity

Totalling 14,887 Sq Ft
Ideal For An Office HQ



TYTHERINGTON
BUSINESS
VILLAGE

Macclesfield's leading business village



A place to grow your business

DESCRIPTION

Set in a secluded area of Tytherington Business Village, Hazelwood House is a high quality office development totalling 14,887 sq ft which is ideal for established businesses looking for their next HQ or regional base.

The self-contained, two storey property is of Grade A specification and benefits from an existing fit-out consisting of a really useful mix of glazed meeting rooms, private office suites and open plan space all of which can be easily altered to suit your specific needs.

Tytherington Business Village is home to a number of international and highly regarded companies including Fourth, Momentum Instore, Ashfields, Bodycote Plc and Plastic Card Services, and is the leading destination for high quality workspace in Macclesfield.

BUILDING FEATURES

- Impressive ground floor entrance/reception area
- 8-person passenger lift
- Fully tiled male, female and disabled toilets
- Shower room
- On-site car parking
- 24-hour access
- On-site CCTV provision
- Fully carpeted throughout
- Bike hub



FOURTH OFFICE FIT-OUT



“Our business is a growing cloud based business so it was important to find space that could provide fast and reliable broadband connections to allow our business to grow further. Since relocating to the park in 2015, we have more than doubled in size increasing our Bureau, Finance and global Customer Support teams here on the park”

STUART GOLDBLATT, CHIEF FINANCIAL OFFICER



← Accommodation



Ideal for
blossoming businesses

OFFICE SPECIFICATION

- Fully accessible raised floors
- 3-compartment floor outlet boxes @ 1:9 sq m
- Suspended ceilings and LED lighting
- Double glazing
- Cat 5e cabling installed (in parts)
- Existing office fit-out, comprising: cellular demountable partitioned offices and meeting rooms
- BT Broadband available throughout
- Full VRV air-conditioning

AVAILABILITY

For current availability please refer to the enclosed schedule or contact Orbit Developments.

EPC

Hazelwood House has an Energy Performance Certificate rating of C68.





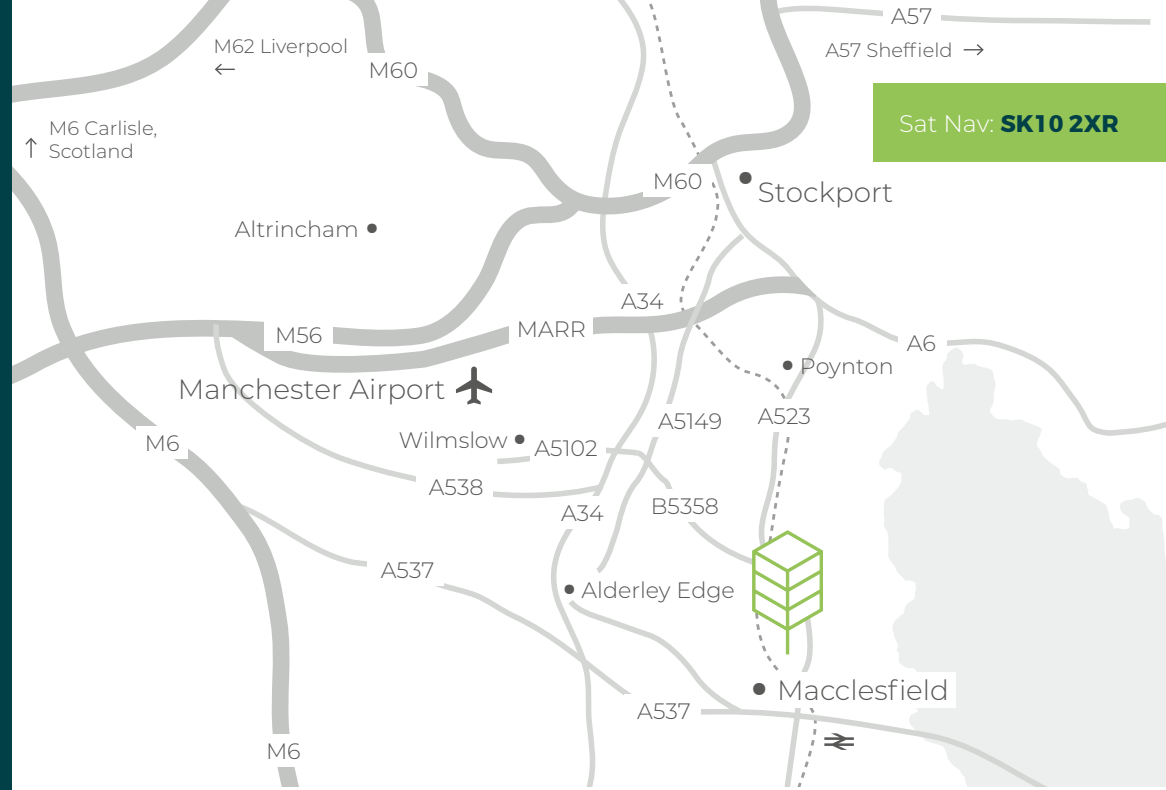
TYTHERINGTON BUSINESS VILLAGE

LOCATION

Tytherington Business Village lies adjacent to the A523 Silk Road, 1.5 miles north of Macclesfield, The M6, M60 & M56 motorways are within a short drive and provide excellent connectivity to Macclesfield town centre, Manchester Airport and surrounding areas.

OCCUPIERS

- A** Bodycote
- B** Metrord
- C** Momentum Instore
- D** Ashfields plc
- E** Plastic Card Services
- F** Fourth Plc



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