



Business Parks

*Development Land*  
**2.5 & 3.8**  
**acres**  
*All Enquiries*



LIVERPOOL JOHN LENNON AIRPORT

COMMUNISIS

JOHNSON CONTROLS

GEFCO

B&M RETAIL

3.8 ACRES

2.5 ACRES

  
**Liverpool**  
**International**  
BUSINESS PARK



# Liverpool International

BUSINESS PARK

- Easy access to Junction 6 of the M62
- Close to Port of Liverpool
- Adjacent to Liverpool John Lennon Airport
- Can accommodate development up to 43,000 sq ft and 59,000 sq ft (STP)
- Fully serviced plots ready for immediate development

Liverpool International Business Park is situated adjacent to Liverpool John Lennon Airport and overlooks the Speke and Garston Coastal Reserve with the River Mersey beyond.

It is already home to a number of well established companies including B&M Retail, DHL, and Johnson Controls and is 5 minutes' drive from Jaguar Land Rover's Halewood plant.

The subject sites amount to 2.52 and 3.8 acres. The 2.52 plot comprises a reasonably square site with two existing entrances off Estuary Boulevard (opposite Johnson Controls) and one off De Havilland Drive. The 3.8 acre site is largely rectangular in shape and has an existing entrance off De Havilland Drive. Located in an established employment zone, the plots provide an ideal platform for the development of light industrial units, capable of accommodating around 43,000 sq ft and 59,000 sq ft respectively.

Sat Nav  
**L24 8RL**

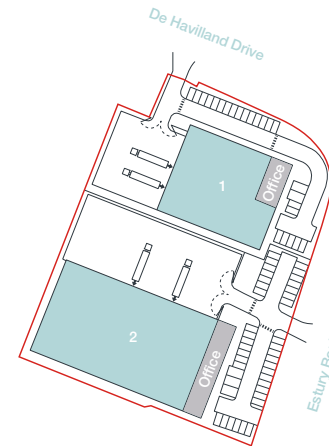
### Drive Distances

Warrington	18 miles
Manchester	27 miles
Leeds	65 miles
Birmingham	91 miles
Nottingham	92 miles
London	194 miles

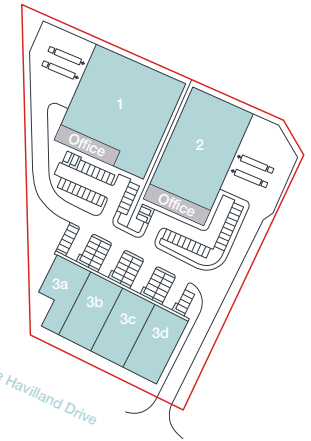


## Business Parks

### Indicative Site Plans



2.5 acre Plot	Sq Ft	Sq M
<b>Unit 1</b>	<b>15,400</b>	<b>1,430</b>
Ground Floor	14,000	1,300
FF Office	1,400	130
<b>Unit 2</b>	<b>27,500</b>	<b>2,554</b>
Ground Floor	25,000	2,332
FF Office	2,500	232
<b>Total</b>	<b>42,900</b>	<b>3,984</b>



3.8 acre Plot	Sq Ft	Sq M
<b>Unit 1</b>	<b>22,000</b>	<b>2,043</b>
Warehouse	20,000	1,858
FF Office	2,000	185
<b>Unit 2</b>	<b>18,000</b>	<b>1,671</b>
Warehouse	16,000	1,486
FF Office	2,000	185
<b>Unit 3a</b>	<b>4,000</b>	<b>372</b>
<b>Unit 3b - 3d</b>	<b>5,000</b>	<b>465</b>
<b>Total</b>	<b>59,000</b>	<b>5,481</b>

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