



MARKHAM VALE
S43 3FG / M1, J29A

ON SITE NOW
COMPLETE Q4 2025

WELCOME TO ARK

ARK MARKHAM VALE

3

AVAILABLE TO LET

READY TO OCCUPY

Q4 2025 ONWARDS

107,250 SQ FT SPACE

ACROSS 4 UNITS

HIGH SPECIFICATION

SUSTAINABLE ACCOMMODATION

ARK is a brand-new industrial and logistics hub situated within the award-winning Markham Vale development in Derbyshire. Local and global occupiers can enjoy 107,250 sq ft space of Grade-A floor space across 4 units. Units are available from 17,050 – 35,950 sq ft.

With the potential to occupy from Q4 2025, ARK has been designed with the latest requirements in mind, providing four high-specified and sustainable units with access to up to 500kva power.

The site is strategically positioned at the core of the UK's motorway network, just 1.2 miles from Junction 29A of the M1. ARK is ideally located close to Sheffield, Nottingham and Derby, which together provide extensive skilled labour pools. ARK sits within Markham Vale an established and well-connected industrial, manufacturing, and logistics destination where occupiers can benefit from a wealth of great value local skills, talent and expertise.

ARK is being delivered through Origin – a newly established joint venture platform created by HBD and Feldberg Capital, whose track record of creating exceptional industrial and logistics solutions for international and local operators is second to none.

LOGISTICS & MANUFACTURING

SPECIFICATION

UNITS FROM

17,050 – 35,950 SQ FT

B2 AND B8

USES

UP TO 52M

YARD DEPTHS

8M

CLEAR INTERNAL HEIGHT

500KVA

TOTAL ALLOCATED POWER LOAD

**OFFICE
ACCOMMODATION**

FULLY FITTED

50 KN/M²

WAREHOUSE FLOOR

LOADING CAPACITY

ARK MARKHAM VALE



SUSTAINABILITY

We are dedicated to helping make a real difference to our places, people, partners, and the planet by making our schemes as sustainable as possible. This is no different here at ARK where we are committed to delivering a place in which occupiers and the local community can prosper long into the future.

FUTURE THINKING



EV charging
available



BREEAM
– Excellent Targetted



Target EPC
Rating A



Solar PV
Panels



10% Roof Lights to
increase natural light



Sustainable access
by foot, bike and bus

ACCOMMODATION

UNIT A	
Total size	35,950 sq ft
Ground floor	33,500 sq ft
First floor	2,450 sq ft
Internal Height	8 metres
Parking Spaces	67
Yard Depth	41 metres
KVA	200Kva

UNIT C	
Total size	22,000 sq ft
Ground floor	20,000 sq ft
First floor	2,000 sq ft
Internal Height	8 metres
Parking Spaces	26
Yard Depth	34 metre
KVA	70Kva

UNIT B	
Total size	32,250 sq ft
Ground floor	30,000 sq ft
First floor	2,250 sq ft
Internal Height	8 metres
Parking Spaces	60
Yard Depth	52 metres
KVA	200Kva

UNIT D	
Total size	17,050 sq ft
Ground floor	15,000 sq ft
First floor	1,550 sq ft
Internal Height	8 metres
Parking Spaces	28
Yard Depth	35 metres
KVA	70Kva

Approximate GEA Sq Ft Floor Area





ARK MARKHAM VALE

LOCATION

DESTINATION MILES

Sheffield	21 miles	East Midlands Airport	35 miles
Nottingham	26 miles	Leeds	50 miles
Derby	28 miles	Port of Hull	69 miles



ACCESS

1.2 miles north of Junction 29A of the M1

CONNECTIVITY

CONNECTIVITY
Situated within the established Markham Vale estate
1.2 miles north of Junction 29A of the M1
Chesterfield 5 miles
Access to extensive local labour force
300,000+ workforce within 30 miles drive
2,200 employed at Markham Vale

DESTINATION	DRIVE TIMES
Sheffield	21 miles
Nottingham	26 miles
Derby	28 miles
East Midlands Airport	35 miles
Leeds	50 miles
Port of Hull	69 miles

Postcode:
S43 3FG

What3words:
quoted.magnets.scoping

MARKHAM VALE 200 ACRES 70 BUSINESSES



- Markham Vale Environment Centre 1
- Meter Provida 2
- Gould Alloys 3
- Grangers International 4
- Gridserve 5
- Great Bear 6
- Smurfit Kappa 7
- Subway 8
- KFC 9
- Marstons 10
- Spar 11
- Greggs 12
- Shell 13

ABOUT US

ORIGIN

Origin is a leading platform focused on creating innovative, sustainable spaces that set new standards in the industrial and logistics sector. Formed by HBD, part of Henry Boot and Feldberg Capital, two like-minded operators with an ambitious vision for the sector. The partnership combines HBD's status as one of the UK's most active and respected property developers, and Feldberg Capital's expertise as a purpose-driven real estate investment manager founded by industry leaders.



WHERE THE FUTURE STARTS.

NOVA
Markham Vale



POWER PARK
Nottingham



SPARK
Walsall



INTER
Welwyn Garden City



FIND OUT MORE

ARKMARKHAMVALE.CO.UK

TERMS

Available on new FRI leases, with terms to be agreed

ENQUIRIES AND FURTHER INFORMATION



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DEVELOPED BY:



**Feldberg
Capital**

IN PARTNERSHIP WITH:



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