

SHEFFIELD LOGISTICS PARK

A NEW LOGISTICS PARK
BESPOKE UNITS UP TO
140,000 SQ FT
AVAILABLE TO LET
WEEDON STREET
SHEFFIELD, S9 2TE

**DETAILED PLANNING FOR
PHASE 1: 17,203 - 120,505 SQ FT**





UNIVERSITY
OF SHEFFIELD

SHEFFIELD
CITY CENTRE

SHEFFIELD LOGISTICS PARK

**3
MIN
DRIVE
TO
THE
M1**

Sheffield Logistics Park is located at the heart of the region's distribution and manufacturing location, just 3 minutes from Junction 34 of the M1 and adjacent to Meadowhall Shopping Centre, a leading shopping and leisure destination.

Its central position makes it easily accessible to all parts of the UK and mainland Europe and is already home to leading logistics and manufacturing operators such as Clipper, Great Bear and Ceva.

LEEDS / J34^N



INDICATIVE CGI PHASE 1: UNITS 1A & 1C

DESIGNED FOR LOGISTICS TODAY

BUILDINGS CAN BE DESIGNED TO SUIT OCCUPIER REQUIREMENTS

8-12.5M CLEAR
INTERNAL HEIGHT

30 - 50KN/M2
FLOOR LOADING

ELECTRIC
CHARGING

UP TO 50M
YARD DEPTH

M1J34

PHASE 1

PHASE 2

INDICATIVE SITE PLAN

The plan shows an indicative layout, occupier requirements can be accommodated on a build to suit basis from 20,000 - 300,000 sq ft.

PHASE 1 - DETAILED PLANNING SECURED

PHASE 1	GF SQ FT	FF OFFICE SQ FT	TOTAL SQ FT	CLEAR INTERNAL HEIGHT (M)
1A	120,505	6,026	126,531	12.5
1B	27,588	1,379	28,967	8
1C	74,353	3,717	78,070	12.5
1D	17,203	1,548	18,751	8

PHASE 2 - OUTLINE PLANNING SECURED FOR UNITS UP TO 140,000 SQ FT' 'INDICATIVE UNIT SIZES'

PHASE 2	GF SQ FT	FF OFFICE SQ FT	TOTAL SQ FT	CLEAR INTERNAL HEIGHT (M)
2A	4,100	-	4,100	-
2B	5,100	-	5,100	-
2C	7,400	-	7,400	-
2D	22,700	-	22,700	-
2E	12,400	-	12,400	-
3	290,000	11,000	301,000	-

LOCATED FOR PRIME CONNECTIVITY

Sheffield Logistics Park is situated immediately adjacent to Meadowhall Shopping Centre, just off Junction 34 of the M1, providing excellent access to the national road network.

The property also benefits from being just 3 miles from Sheffield City Centre and close to public transport infrastructure including train, tram and bus connections.

1.3 MILLION People within a 15 mile radius of Sheffield Logistics Park.

4.1 MILLION People within a 30 mile radius of Sheffield Logistics Park.

17,600 People currently seeking employment in Sheffield.

Source: Freemaptools, Nomis

LOCATION	MILES	PORTS	MILES
Sheffield	3	Goole Port	39
Wakefield	22	Immingham Port	63
Leeds	32	Hull Port	65
Manchester	41	Grimsby Docks	67
Birmingham	83		
London	165		
		AIR	
		Doncaster Airport	21
		Leeds Bradford Airport	43
		Manchester Airport	47
		East Midlands Airport	50
RAIL			
Sheffield Station	4		
Doncaster Int. Railport	18		



S9 2TE

FURTHER DETAILS

The units will be available individually or combined on a leasehold basis. Buildings can be designed to suit an occupier's desired specification. Please contact our joint agents.



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