

Town Centre



Plot B

Plot C

Plot D

B1448

To A168

Indicative boundary

Plot A

Darlington to York Rail line

# Gateway

Business Park

Thirsk | YO7 3HF

Up to 25 acres  
(10 hectares)  
Design and Build  
Opportunities

Plot A



Indicative boundary

Plot B



Indicative boundary

Plot C/D



Indicative boundary

Gateway Business Park forms part of a larger Sowerby Gateway development, either side of the B1448. On the west side, a Premier Inn has been developed, and there is a **substantial new housing development** with more to follow. There are 2 key remaining areas for further development. On the main site, there are 2 plots for further commercial development. The principal one (plot A) extends to around **20 acres**, and can accommodate a single occupier, through to a number of smaller developments from around 1 acre/20,000sf upwards. **This area suits B1, B2 and B8 uses.** The smaller one (plot B) is elongated and around **4 acres** in total, and suits **B1 or B8** use.

On the east side of the B1448, an Aldi Supermarket has been developed, together with an Extra care facility. In addition, Sowerby Sports Village has been developed, and a 200 place Junior School Academy opens in Autumn 2019. Two further plots remain. A one acre site fronting onto the B1448 (Plot C) and a 2 acre site

beside Aldi (Plot D). These plots could suit a wide range of uses, including commercial, leisure, nursing home, trade counter and retail (subject to planning). The development is being undertaken by Castlevale Ltd, a well respected North Yorkshire based developer.



# Indicative plan

## Planning

The scheme has an Outline Planning Consent for B1, B2 and B8 use. Detailed planning consent will be required for specific developments.

## Services

The site benefits from connections to all mains services including superfast broadband.

## Terms

We are able to offer plots from around 1 acre upwards on a design and build basis.

# Contact information



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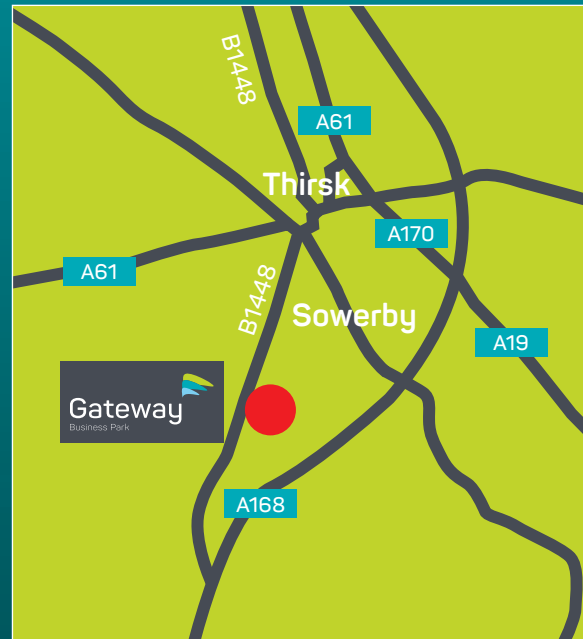
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A development by

**CASTLEVALE**



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