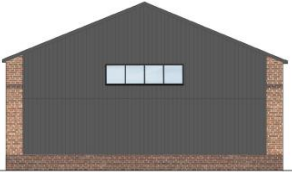


# The Automotive Campus, Catesby Innovation Centre, Northants, NN11 3FQ

Development of 7 New Office, Research & Workshop Buildings – 2,110 sq ft – 9,838 sq ft



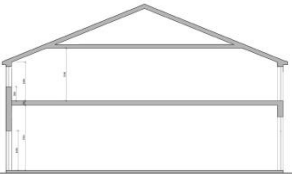
FRONT ELEVATION



SIDE ELEVATION



REAR ELEVATION



SECTION



## Location

Located on a newly developed and self-contained 4.5-acre Automotive Campus in the Northamptonshire countryside, Catesby Innovation Centre is situated at the centre of the UK automotive and motorsport industry.

The Campus includes the new centrepiece **Catesby Tunnel testing facility**, set to provide a worldwide benchmark for aerodynamic testing and vehicle development, as well as an additional business park to be developed for specific automotive occupiers. The Campus is situated within the village of Charwelton, just 6 miles south of the town of Daventry, 12 miles from Junctions 16 and 17 of the M1 Motorway and 16 miles to the north of the town of Banbury, at Junction 11 of the M40. [www.catesbyinnovationcentre.com](http://www.catesbyinnovationcentre.com)

## Description

The site features a brand-new development of a mixture of 7 new office/research facility/workshop buildings, each designed with reference to the original site history; being a railway station, in both landscaping and building design to create a contemporary business development.

Building designs have been developed to allow for flexible use by creating modular buildings on a grid structure, enabling companies to rent out different sized units and adapt the layout and facade from office, research or workshop.

The accommodation is set adjacent to the main Catesby Innovation Centre which will also provide seminar space and café area, a place for conferences, training courses and lectures, encouraging meetings and social collaboration.

Plans of the buildings and further information is available from White Commercial.

## Terms & VAT

The buildings are available either for purchase or to lease. Full details are available upon request from White Commercial.

## Accommodation

Building	Use	Sq Ft	Sq M
2	Workshop 1 & 2	4,209	391
3	Offices	9,838	914
4	Offices	9,838	914
5	Workshop 3, 4 & 5	6,318	587
6	Workshop 6, 7 & 8	6,318	587
7	Workshop 9	2,110	196
8	Workshop 10	2,110	196

## Viewing and further information

Please contact Chris White & Harvey White

Tel: 01295 271000

Email: [chris@whitecommercial.co.uk](mailto:chris@whitecommercial.co.uk) and [harvey@whitecommercial.co.uk](mailto:harvey@whitecommercial.co.uk)



## FURTHER INFORMATION

These particulars are intended as a guide and must not be relied upon as statement of fact. They are not intended to constitute part of any offer or contract. If you wish to stop receiving information from White Commercial Surveyors, please email [info@whitecommercial.co.uk](mailto:info@whitecommercial.co.uk) or call us on 01295 271000. Please see [www.whitecommercial.co.uk](http://www.whitecommercial.co.uk) for our privacy policy. February 2024.