

# MALVERN HILLS SCIENCE PARK (MHSP)



## GROSS DEVELOPMENT VALUE

£60-70m

## INVESTMENT POTENTIAL

Development finance and/or investment capital

## LOCATION

Malvern (South Worcestershire)

## SITE STATUS

Phase 4 building of 2,500 sq m under construction. Further phases of flexible office/manufacturing facilities within the existing Science Park from Summer 2015

## PLANNING STATUS

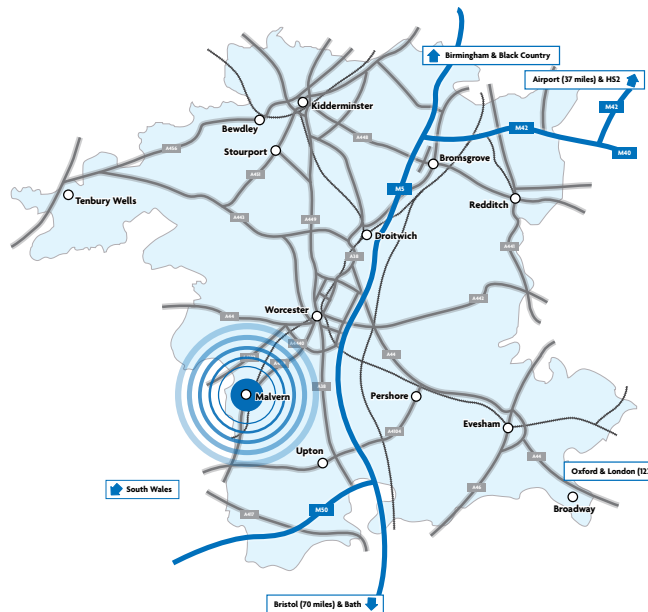
Scheme allocated in the submitted South Worcestershire Development Plan

## WIDER OPPORTUNITY

Potential for up to 4 ha of serviced development following disposal by current landowner

## INVESTMENT OPPORTUNITIES

Completed Gross Development Value (GDV) lots of up to £60-70m. Development finance or investment capital required for 10 year development programme



WORCESTERSHIRE HAS A RANGE OF DEVELOPMENT OPPORTUNITIES INCLUDING FOUR KEY 'GAME CHANGER' EMPLOYMENT SITES WHICH PRESENT UNIQUE OPPORTUNITIES TO BUSINESSES WITH THE POTENTIAL FOR GROWTH: MALVERN HILLS SCIENCE PARK, WORCESTER GROWTH CORRIDOR (WHICH INCLUDES WORCESTER SIX), REDDITCH EASTERN GATEWAY AND SOUTH KIDDERMINSTER ENTERPRISE PARK.

The existing and highly successful Malvern Hills Science Park (MHSP) is significantly expanding within existing boundaries in parallel with the development of adjacent surplus land. This site, located in the middle of Malvern, therefore, has the potential for at least 16,000 sq m of new development.

Malvern Hills Science Park provides the perfect environment for new start-up and incubation businesses with the development of surplus land making way for mature businesses either expanding in, or moving to, Malvern.

The growth of this site can benefit from the skills and demographics of the area's existing workforce. Malvern has significant strengths within the indigenous economy, particularly in research intensive, IT and cyber security industries with the National Cyber Skills Centre located on the Malvern Hills Science Park itself.