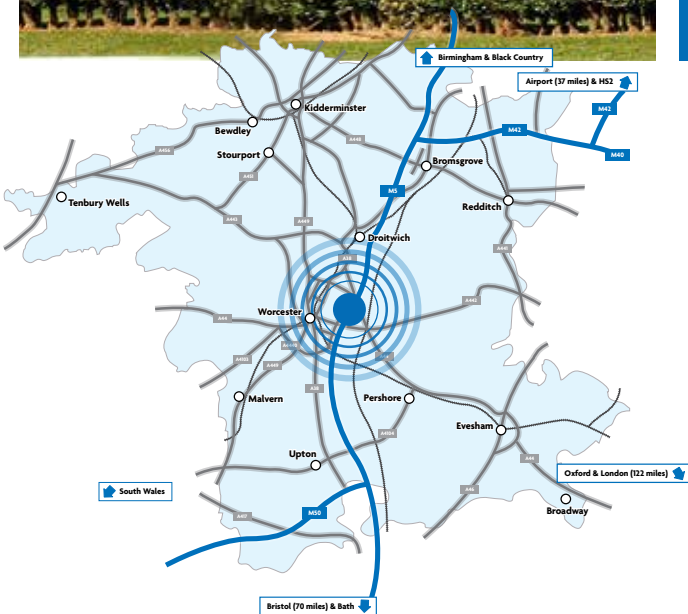


# WORCESTER GROWTH CORRIDOR

## INCLUDING WORCESTER SIX (W6)



### GROSS DEVELOPMENT VALUE

Completed Gross Development Value (GDV)  
lots of up to £300m

### INVESTMENT POTENTIAL

Development finance or investment capital

### WIDER OPPORTUNITY

Emerging allocation in Local Plan for mixed commercial development. Detailed feasibility over the next 2 years

### LOCATION

Worcester (Central Worcestershire). Corridor of land running adjacent to M5 Junctions 6 and 7

### SITE STATUS

Investment ready

### PLANNING STATUS

Worcester Six (W6) achieved outline planning consent in March 2015 for 140,000 sq m of manufacturing, offices, Research and Development and logistics buildings. Phased development programme underway with construction activity expected on site in Summer 2015

### TIMING

Turnkey packages for occupiers on W6 available from mid-2016

### INVESTMENT OPPORTUNITIES

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: WORCESTER GROWTH CORRIDOR (WHICH INCLUDES WORCESTER SIX), MALVERN HILLS SCIENCE PARK, SOUTH KIDDERMINSTER ENTERPRISE PARK AND REDDITCH EASTERN GATEWAY.

Worcester Growth Corridor provides first rate business access and connectivity to one of the best road transport networks in the UK, including M5, M6, M42 and M50 traversing the country. Worcester Six, a 72 ha site set immediately to the east of the M5 motorway at Junction 6, is the initial focus of the larger Worcester Growth Corridor. Worcester Six, a major and unique development site which has a developer appointed, is set to become one of the region's flagship developments and is widely considered to be one of the best underdeveloped sites between Birmingham and Bristol.

Early phases of work on Worcester Six are due to commence in the Summer of 2015 with local, off-site highway improvements also taking place during that year. Targeted at technology rich manufacturing companies which can draw on local skills specialisms in IT, defence and cyber sectors, Worcester Six also provides new floor space for manufacturing, offices, Research and Development and logistics (B1 - business, B2 - general industrial and B8 - storage and distribution). This new commercial development will be Worcester City's primary entrance from the strategic highway network, positioning Worcester as a first-rate cathedral city and building its reputation as a business, civic, commercial and shopping destination.