

Unit 2
442,000 sqft /
41,063 m²
Plot Area:
9.27Ha / 22.92 Ac

Unit 3
217,000 sqft /
20,160 m²
Plot Area:
4.37Ha /
10.79 Ac

Unit 4
185,500 sqft /
17,234 m²
Plot Area:
3.87Ha /
9.56 Ac

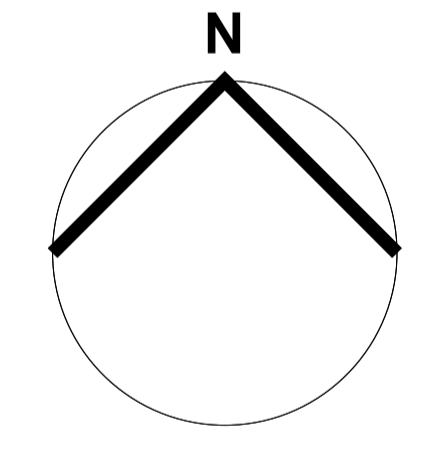
Unit 1
407,000 sqft / 37,812 m²
Plot Area:
8.90Ha / 22.00 Ac

Phase Two

Pets at Home Unit

Total Phase 1 1,066,000sqft / 99,035m²
Phase 2 (Units 4) 185,500sqft / 17,234m²
Additional GIA from Phase Two Building 22,000sqft / 2.043m²
Total GIA: 1,273,000sqft / 118,312m²
Hidderley Land Ownership
58.55 Ha / 144.67 Ac

NOTE:
Layout subject to assessment of Visual Impact, Levels, Retaining solutions, Ecology and Arboriculture



SGP
Architects + Masterplanners

Waterfront House
2a Smith Way
Grove Park
Enderby
Leicester LE19 1SX
t: +44 (0)116 247 0557
www.stephengeorge.co.uk

Stafford North Business Park
Land to the West

Drawing Name: Site Masterplan

Drawing Stage:	FEASIBILITY					
Suitability:	S0 - Work In Progress					
SGP File Ref:	19-138-004-SGP-STE-XX-DR-A-011037					
19-138-004	30/08/24	JS	JN	1:2000 @ A1	A	
SGP Project No.:	Date:	Drawn:	Team:	Scale:	Rev.	
Drawing Number:	19138-04-SGP-STE-XX-DR-A-011037					
Project Code	Originator	Volume	Level	Type	Role	Number

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