

# PEAKSIDE HOUSE

TYTHERINGTON BUSINESS VILLAGE

# You will be in good company...

Consisting of nineteen individual buildings, the impressive business village offers a wide selection of retail, industrial and lab capable office space to meet your business requirements perfectly.

The unique nature of the business village means we can provide flexible office space from the beginning of your business journey and support you as your company grows into larger suites, whole floors and even into entire, self-contained buildings.

HOME TO:

**Bodycote**

**Certus**  
CARD GROUP™

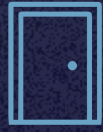
Alderley Analytical

**SYGNATURE DISCOVERY**

**Fourth**



# Office Specifications



24 Hour Access



On-site Shower



Fully Air-conditioned



LED Lighting



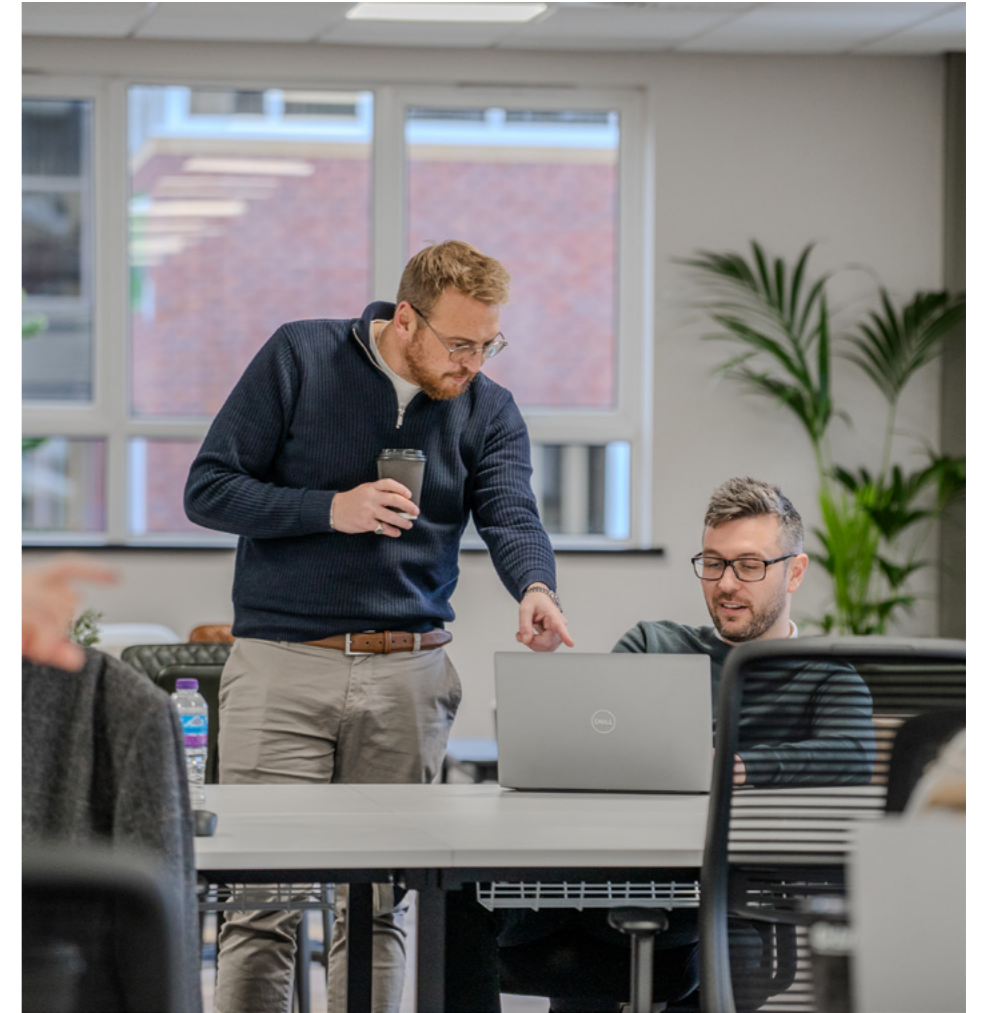
8 Person Passenger Lift



On-site CCTV Provision

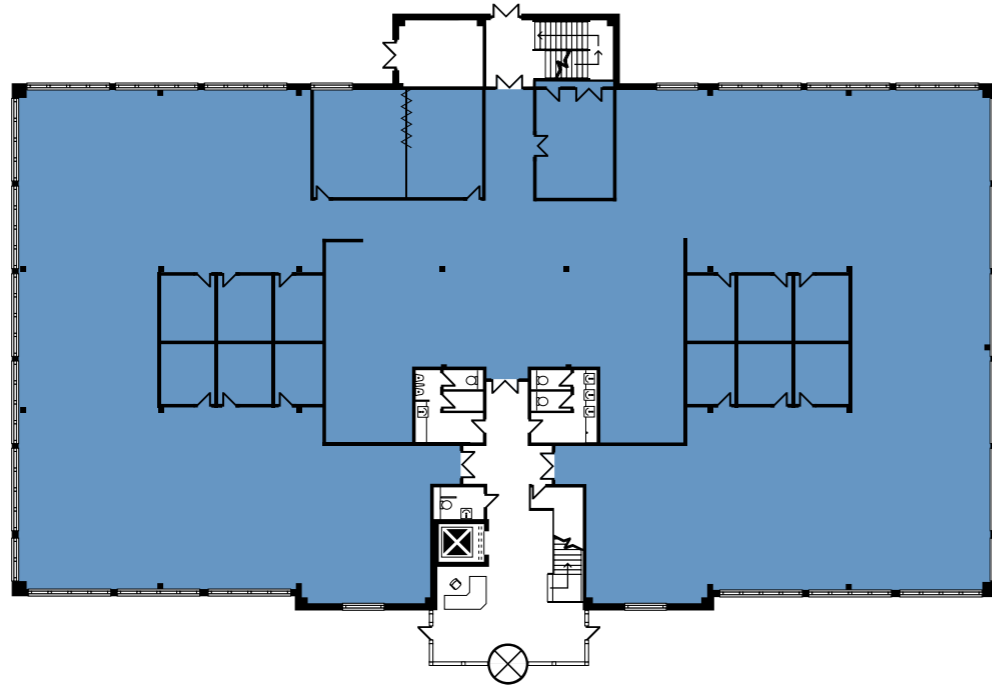


On-site Parking



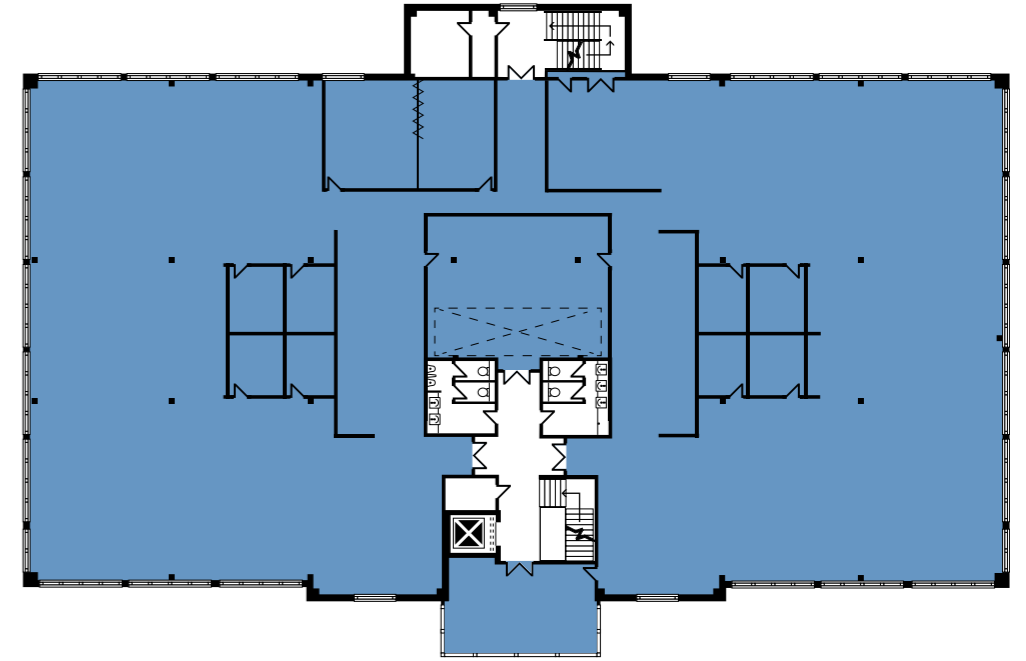
## FLOOR PLAN

Ground Floor



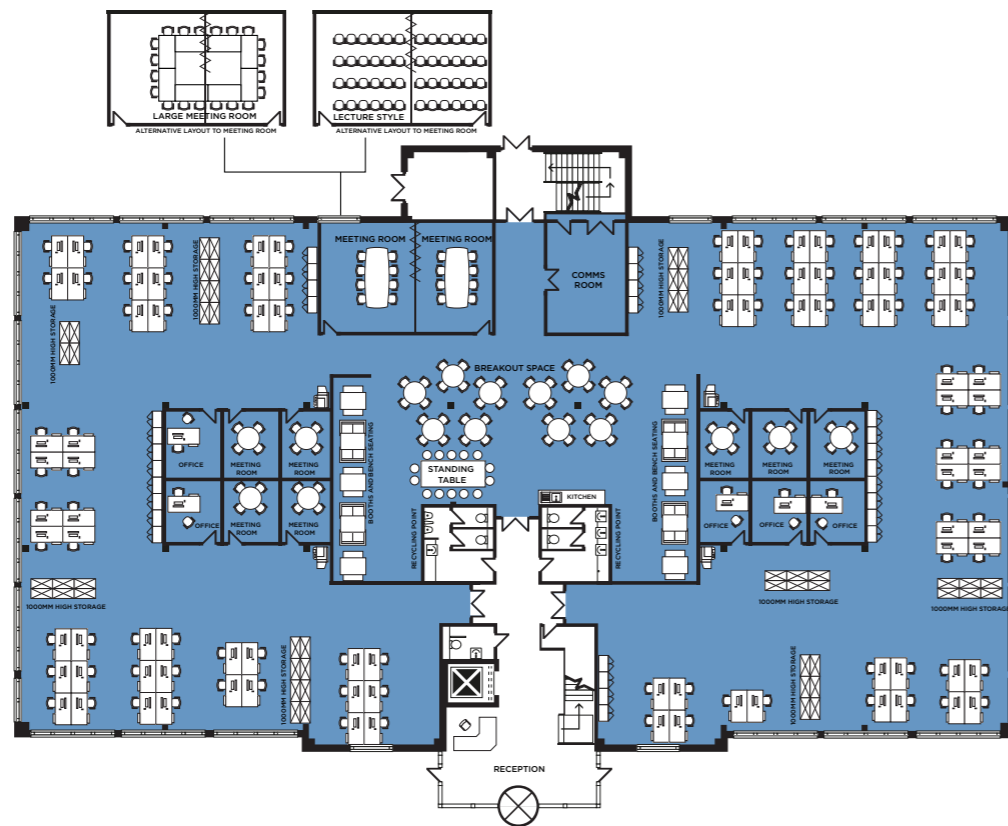
## FLOOR PLAN

First Floor



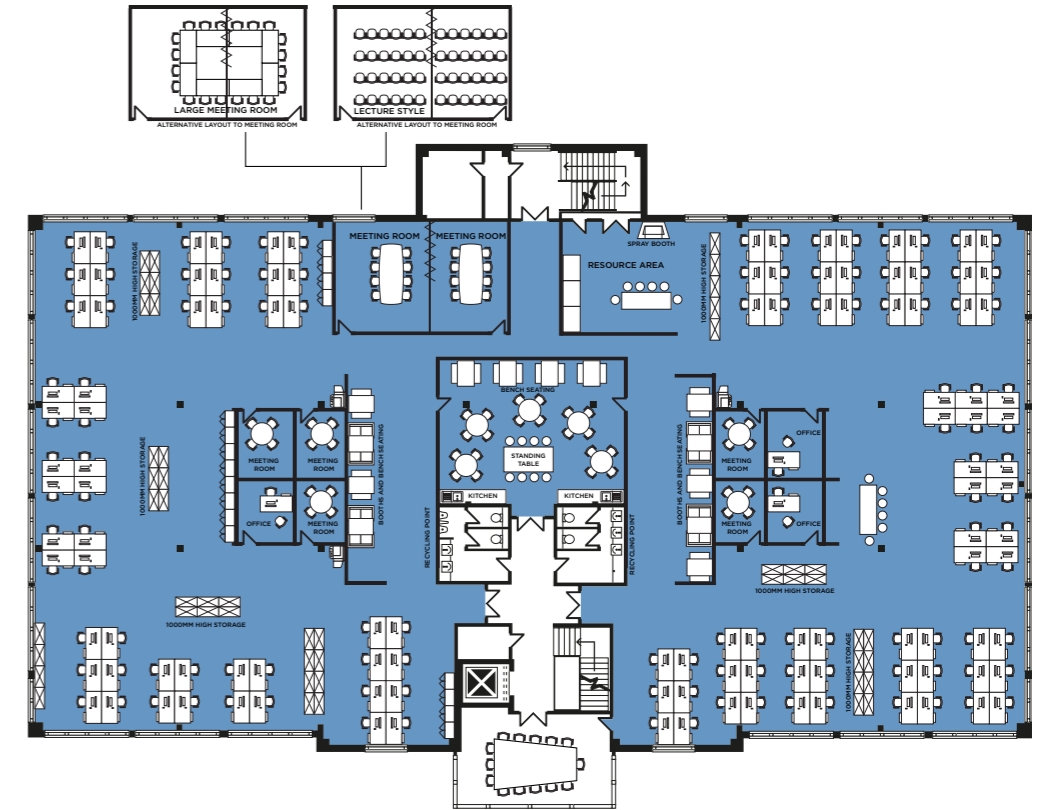
## SPACE PLAN

Ground Floor



## SPACE PLAN

First Floor



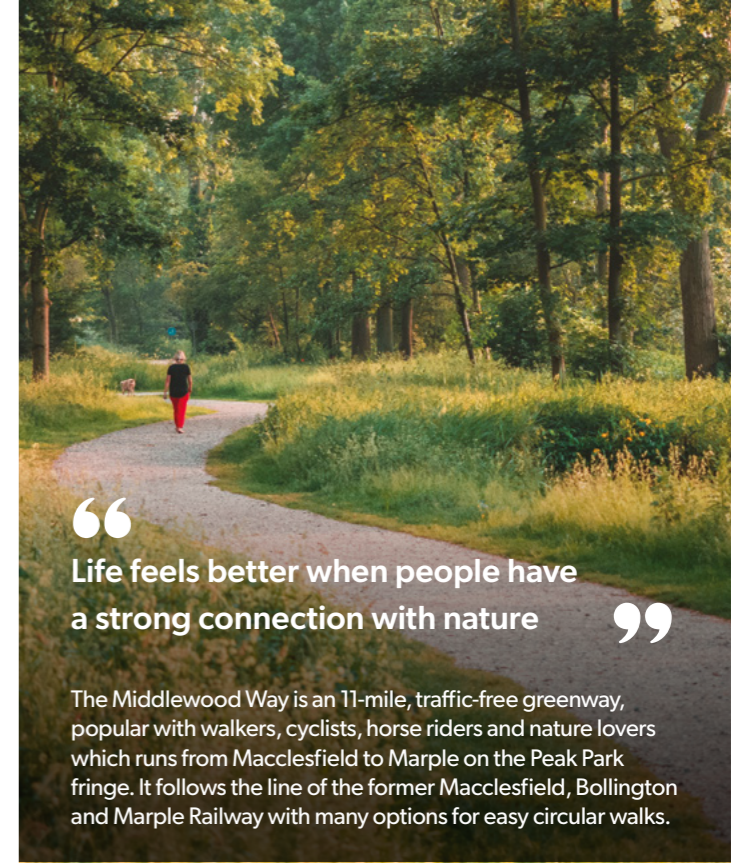
# Availability

GROUND FLOOR	12,410 SQ.FT.	1,153 SQ.M.
FIRST FLOOR	12,744 SQ.FT.	1,183 SQ.M.

Positioned in the centre of the Business Village, Peakside House offers 25,154 SQ.FT. of high-quality, self-contained space arranged over two floors.

Designed to accommodate a variety of uses including office or laboratory space, the building benefits from full air-conditioning throughout, dedicated meeting room space, and a shower facility—supporting both comfort and functionality for modern occupiers.

Peakside House presents an excellent opportunity for businesses seeking a secure, well-connected base in a thriving business community.



“ Life feels better when people have a strong connection with nature ”

The Middlewood Way is an 11-mile, traffic-free greenway, popular with walkers, cyclists, horse riders and nature lovers which runs from Macclesfield to Marple on the Peak Park fringe. It follows the line of the former Macclesfield, Bollington and Marple Railway with many options for easy circular walks.



THE TYTHERINGTON  
BY THE CLUB COMPANY



Half a mile away is The Tytherington Club which features a 4-star hotel, spa, gym and 18-hole golf course.



Nature is encouraged here at Tytherington with bird boxes, bug hotels and wildflowers.



# Business Village Benefits

TYTHERINGTONBUSINESSVILLAGE.CO.UK  
WORK — CONNECT — DISCOVER

We're proud of the service we offer our customers and we love to go the extra mile. Here at Tytherington Business Village, our on-site events are a key part of building customer engagement. Throughout the year we run yoga and well-being classes, food trucks and networking events.



Secure Bike Storage



Regular Events



100% Renewable Electricity



Nursery



Landscaped Grounds & Walking Routes



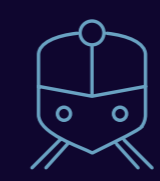
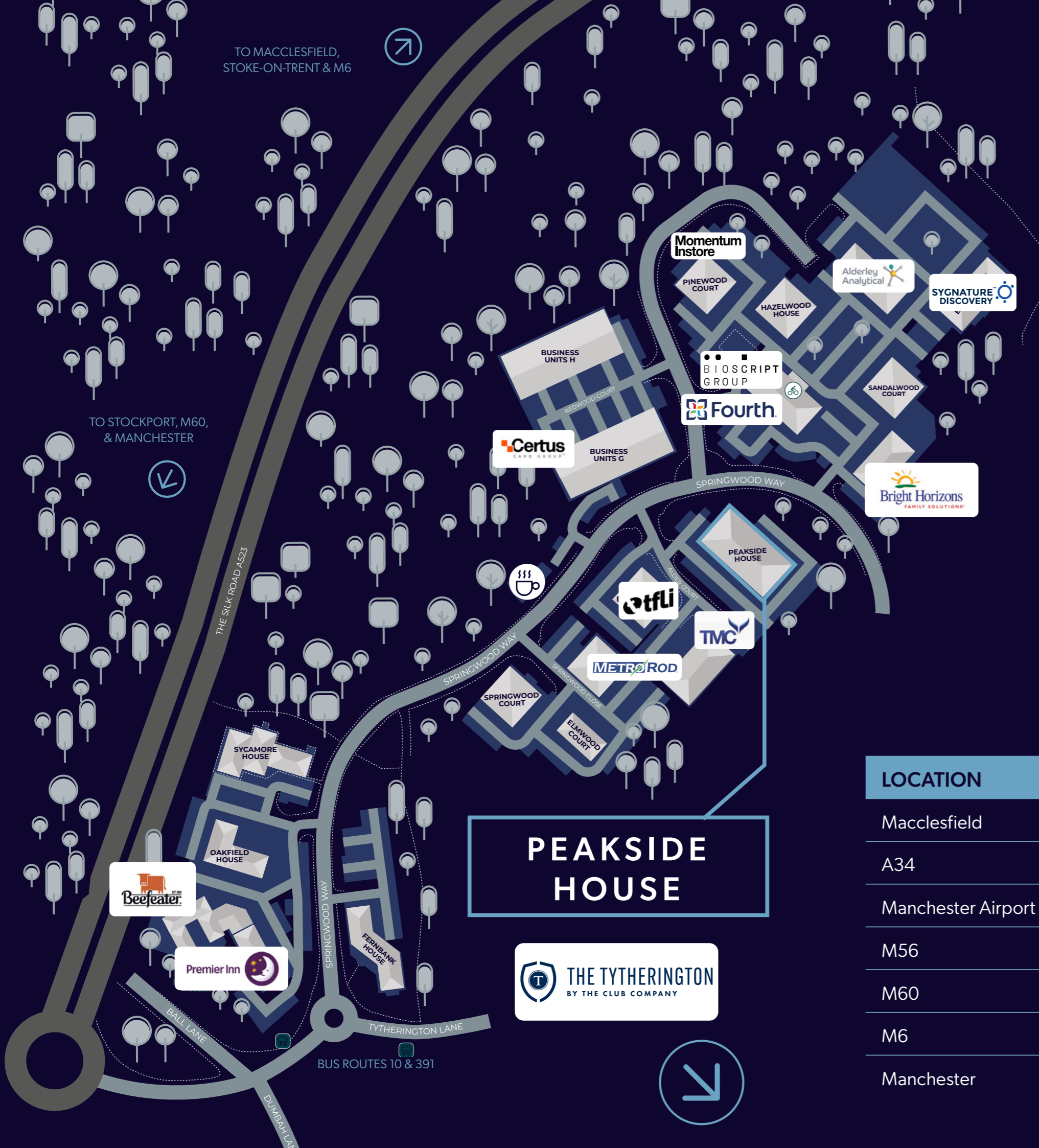
Premier Inn hotel & Beefeater Pub



On-site Parking



Café & Outdoor Seating Area



**TRAIN**  
Macclesfield's mainline train station benefits from frequent and direct Avanti Train services allowing you to arrive at London Euston station with ease in just under 2 hours or Manchester Piccadilly in less than 25 minutes.



**BUS**  
Services run on a frequent basis from Macclesfield town centre and train station to Tytherington Business Village for ultimate convenience.



**AIR**  
Manchester Airport provides over 200 direct flights to destinations across the world – ideal for global companies looking for a HQ in the North West.



**CYCLE**  
Employees and visitors alike can enjoy our onsite cycle hubs.

# PEAKSIDE HOUSE

**THE TYTHERINGTON**  
BY THE CLUB COMPANY

LOCATION	DISTANCE	TRAVEL TIME
Macclesfield	2 miles	3 minutes
A34	6.8 miles	12 minutes
Manchester Airport	10 miles	19 minutes
M56	10.7 miles	20 minutes
M60	11 miles	22 minutes
M6	16.5 miles	33 minutes
Manchester	17.7 miles	33 minutes

# PEAKSIDE HOUSE

TYTHERINGTON BUSINESS VILLAGE

**Orbit**  
Developments

**01625 588200**

**orbit-developments.co.uk**

Images are for illustrative purposes only and may not represent the exact office space available.

Developer reserves the right to change the scheme in the future. However, the Vendors / Lessors and Agents of intended as a general outline only, for the guidance of prospective purchasers or tenants, and do not constitute the whole or any part of an offer or contract. (2) They cannot guarantee the accuracy of any description, dimension or other details contained in these Particulars and prospective purchasers or tenants should not rely on them as statements of fact or representation, but must satisfy themselves as to the accuracy of such details. (3) No employee of the Agents has any authority to make or give any representation or warranty, or enter into any contract whatsoever in relation to the property (0326)