

# FERNBANK 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



Fully Accessible  
Raised Floors



Suspended Ceiling



Kitchen Area



8 Person Passenger Lift



All-inclusive Packages

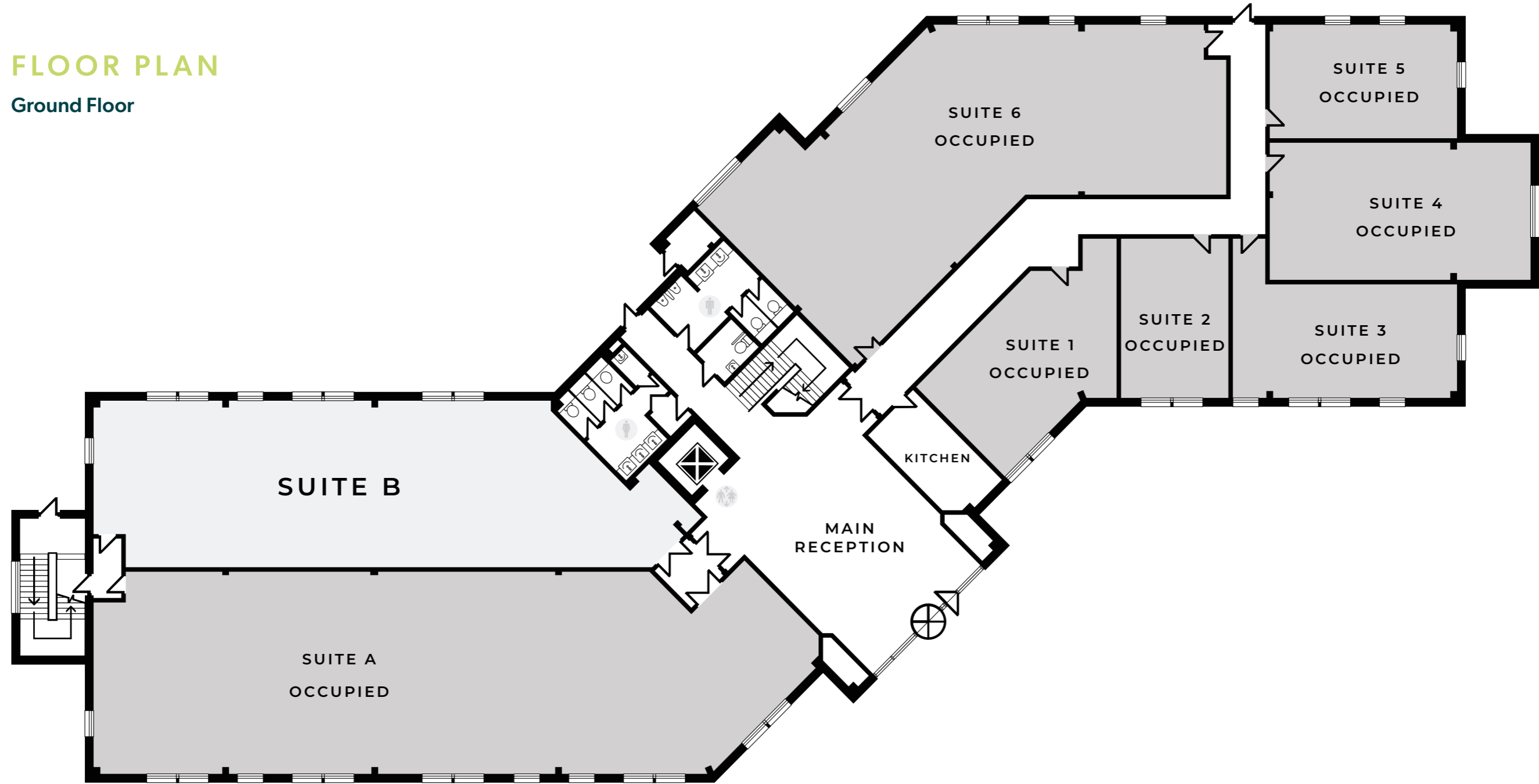


Male, Female  
& Disabled WC



## FLOOR PLAN

Ground Floor



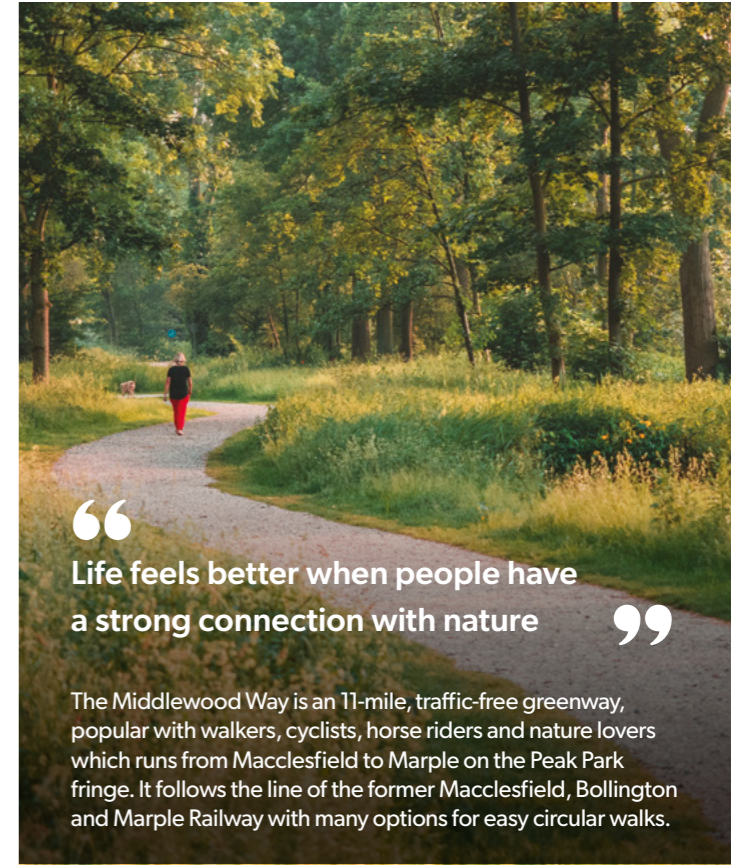
## Availability

### GROUND FLOOR

SUITE B	1,224 SQ.FT.	114 SQ.M.
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Fernbank House is ideally located at the front of Tytherington Business Village, set amongst the Premier Inn hotel and Beefeater restaurant, benefiting from on-site parking on the doorstep of the property.

Fernbank House provides a range of small suites which are available on all-inclusive packages and ideal for growing and start-up businesses looking for flexible workspace in Macclesfield and East Cheshire.



“ 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](http://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



# FERNBANK HOUSE

TYTHERINGTON BUSINESS VILLAGE

**Orbit** 01625 588200  
**Developments** 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 (O326)