



Prime development land comprising 4.05 hectares (10 acres)



## Location

The site is situated in a prominent location on the south side of the A27 at Broadmarsh, Havant. Access to the A27/M27/A3(M) is at the junction at the western end of Harts Farm Way, which is within 0.25 miles. The site is situated close to Havant town centre with its range of national and local retailers. It is also within walking distance of a Tesco foodstore and the Langstone Technology Park.

## Description

The subject site is predominantly level, and of regular shape, and comprises approximately 4.05 hectares (10 acres). The site benefits from clear frontage to Harts Farm Way, in excess of 260 metres (850 ft).

## Planning

South East England Development Agency's (SEEDA's) consultants, Rummey Design Associates, are currently working closely with Havant Borough Council in the formulation of a detailed masterplan strategy for the site.

For further information in the first instance, please contact:

### Rummey Design Associates

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## Development Guidance

The site comprises the former Havant Borough Council Depot in Harts Farm Way, Havant. The site forms an important part of SEEDA's Broadmarsh Strategy for the regeneration of the Broadmarsh area and has potential for up to 15,500 sq m (160,000 sq ft) of high quality industrial and business units.

SEEDA supported developments are expected to demonstrate good practice in terms of sustainability, including design quality. We suggest the following websites for guidance on this subject:

[www.seeda.co.uk](http://www.seeda.co.uk)

[www.sustainability-checklist.co.uk](http://www.sustainability-checklist.co.uk)

[www.bre.co.uk](http://www.bre.co.uk)

[www.cabe.org.uk](http://www.cabe.org.uk)

[www.architecturecentre.org/dp.html](http://www.architecturecentre.org/dp.html)

[www.portsmouth.gov.uk](http://www.portsmouth.gov.uk)

[www.dqi.org.uk](http://www.dqi.org.uk)



## Method of Sale

The site is owned freehold by SEEDA, who is committed to secure the optimum development solution for the site.

The site is to be sold as a whole, although the owners will consider proposals for joint ventures. Expressions of interest are encouraged from owner occupiers, developers or other interested parties. Thereafter, development proposals and financial proposals will be invited in autumn 2004.

## Expressions of Interest

Interested parties are invited to write to the sole agents by close of business on Friday, 1st October 2004.

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