CORNWALL
Development Company

Sector 2

Sector 2

Aerohub Business Park Newquay
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Summary

Sector 2 is a brand new flagship gateway development at the entrance to Aerohub Business Park, at Cornwall Airport Newquay. Aerohub Business Park Phase 1 is part-funded by the European Regional Development Fund.

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Welcome to Sector 2

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Sector 2 offers nine high quality office suites from 57 sqm to 807 sqm available to rent from £7,700 per annum, and eight modern industrial workshops of circa 230 sqm from £20,000 per annum.

Businesses from all sectors can apply to locate at Sector 2 although priority will be given to aerospace and aerospace supply chain companies. It is likely to appeal to industries such as engineering, manufacturing, aerospace and the renewable energy sector.

The Aerohub Business Park is next to Cornwall Airport Newquay, which has been earmarked as Europe's first horizontal launch Spaceport for small satellites, in partnership with launch company Virgin Orbit. Launches from Spaceport Cornwall are expected to start in late 2020 or early 2021.

Benefits of locating your business at Sector 2

Sector 2 is located within one of the UK's largest designated Enterprise Zones which means Enterprise Zone benefits may be available to qualifying businesses on application.

Cornwall Airport Newquay is already home to a successful and growing aerospace, space and manufacturing cluster. From 2020 it is anticipated that satellite launch company Virgin Orbit will establish its European hub at Newquay.

Investment support may be available to qualifying businesses from the Cornwall & Isles of Scilly Investment Fund and Aerospace Cornwall, a sector support project.

Cornwall Airport Newquay is the UK's fastest growing airport, with excellent links to local universities, colleges and the South West Aerospace cluster.

The Duchy of Cornwall's Nansledan development, inspired by Prince Charles, is less than three miles away and offers a range of new homes, shops, school and green spaces.

Location

Sector 2 is located just four miles from the town of Newquay on the north coast of Cornwall, close to Cornwall Airport Newquay, with up to four flights a day to London Heathrow (journey time 1hr and 10 mins) and regular flights to other major UK and European cities.

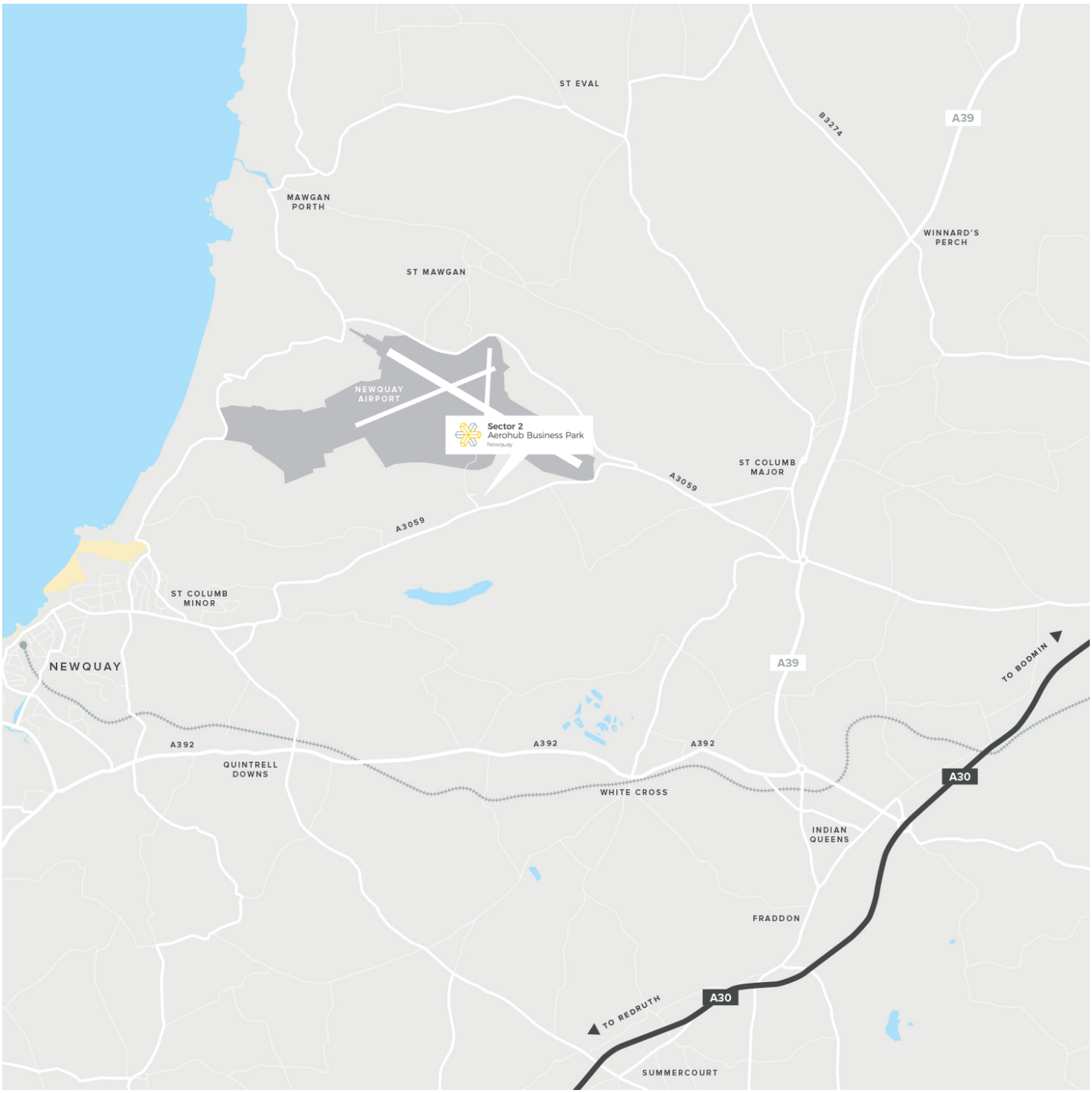
It is within five miles of the A30 dual carriageway, which provides access to Cornwall's major towns, the M5, A38 and national road network.

Mainline rail services to London Paddington are available at Bodmin Parkway (20 miles from Aerohub), with a journey time of 4hrs to London.

Disclaimer

Cornwall Council supports the aims and objectives of the Code for Leasing Business Premises in England and Wales 2007 which recommends that you seek professional advice before entering into a tenancy agreement. Please refer to www.leasingbusinesspremises.co.uk for further

information. Cornwall Council, give notice that: 1) The particulars are set out as a general outline only for the guidance of intended purchasers or lessees, and do not constitute part of, an offer of contract; 2) All descriptions, dimensions, references to condition and necessary permission for use and occupation, and other details are given without responsibility and any intending purchasers or tenants should not rely on them as statements or representations of fact but must satisfy themselves by inspection or otherwise as to the accuracy of them; SUBJECT TO CONTRACT.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WHITE CROSS
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INDIAN QUEENS
FRADDON
TO REDRUTH
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