

# Maylands Gateway

The Maylands Gateway site holds a strategic location with frontage along the A414 on Breakspear Way. Owned by Dacorum Borough Council, this 16 acre site has great potential for a range of business activities, across the spectrum of B1, B2 and B8 use classes.

The North East of the site is well suited for logistics or offsite manufacturing, while the Southern part of the site has the potential to deliver prestigious landmark buildings at the entrance to the Maylands Business Park area.

The types of uses suited to this area will primarily be a range of office spaces for HQ, mid-size and growth businesses. Phased development is likely to take place between 2021-2023.

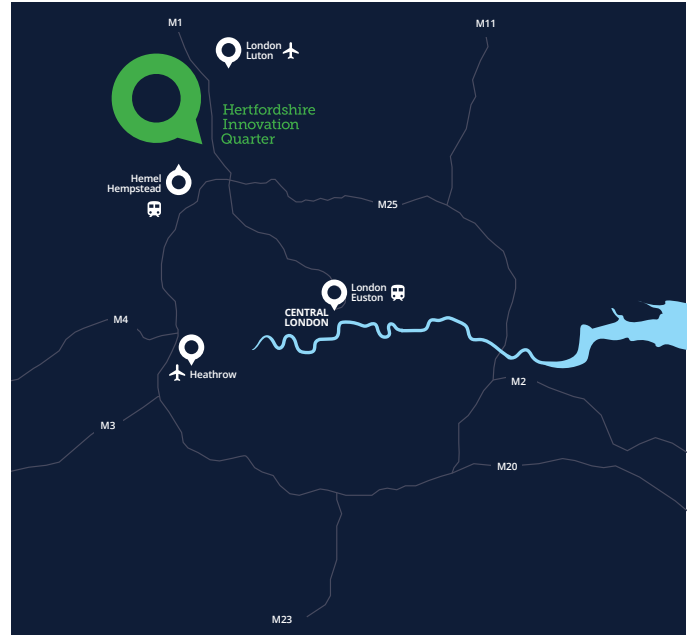
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## Aerial view



# Location



## Commercial Space

- |  |  |
|--|--|
|  Rothamsted Research      |  Spencers Park     |
|  Maylands Avenue         |  The Crown Estate |
|  BRE Open Innovation Hub |  Prologis Park    |

## Get in touch

Hertfordshire Local Enterprise Partnership

Cherie Norris  
Enterprise Zone Manager  
+44 (0) 7540 203753  
cherie.norris@hertfordshirelep.co.uk

## Partners



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