

Our Ref: JDG/DLN/65693

26 March 2026



Jane Sanger
Wiltshire Council
c/o Bourne Valley Associates

By email: jane.sanger@wiltshire.gov.uk

Dear Jane

LUDGERSHALL – UNIT 7a, BRYDGES COURT, CASTLEDOWN BUSINESS PARK

Further to my communication with you on 7 January 2026, I write to confirm the interest received as a result of the marketing of the above Premises.

As you will recall, the particulars for Unit 7a are dated September 2025 which was when the accommodation was actually vacated by the previous occupier who has expanded to larger premises on Castledown Business Park.

We knew of their intentions and assisted in facilitating the relocation so we had spoken of the pending availability with potential occupiers from July onwards.

Sadly, we have not generated a significant amount of interest for either of the small units and indeed we have been promoting Unit 7c since February 2025. At that point in time, we started offering Units 7c and 7d and we have since been successful in letting Unit 7d to a new occupier to the Park. You may recall that we were in discussions about Unit 7c with the subject Interested Party from July 2025 but diverted our attentions to Unit 7a as that was deemed more desirable for their needs.

I set out below the interest we have received for Unit 7a from 1 September 2025 when the former occupier vacated. For GDPR reasons, I am not able to divulge the identity of the specific applicants so I refer to them by way of Applicant Number. I can confirm that these enquiries were all specific to Castledown Business Park and therefore relevant rather than generic enquiries in the marketplace.

1. September 2025. A kitchen supplier /building company. Workshop with admin office required but after providing costs and viewing, applicant decided against the Park.
2. September 2025. Small technology company based near Marlborough. Subsequently discounted due to being too far for staff and then identifying something closer to existing operation.
3. September 2025. Beauty salon – ultimately unsure of actual size required after considering various vacant units.
4. September 2025. Workplace bathroom supplier seeking small offices with some storage. Requirement increased and was ultimately too large to be accommodated.
5. September 2025. Travel/holiday company seeking office accommodation. Space on offer not deemed suitable and Enterprise Centre on site also rejected.
6. September 2025. Specialist tyre/motor trade company – use rejected.

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7. September 2025. Childminding business – use rejected.
8. October 2025. Private individual looking to set up a lifestyle/health ice bath type operation. Asked for costings and wanted to view. After receiving costs, no further communication was received.
9. October 2025. Private individual seeking a unit to park a large vehicle. Unit not suitable as needed loading door.
10. October 2025. Vehicle maintenance enquiry – use rejected.
11. October 2025. Specialist drinks can production. Several discussions held but unable to provide sufficient financial background information.
12. October 2025. Wellbeing/barbershop requirement. Not progressed.
13. November 2025. Childminding business. Use rejected.
14. November 2025. Childs play and wellness centre.
15. November 2025. Small antiques business but following viewing, no further contact.
16. November 2025. Workshop for carpentry and job preparation with ability to park van inside (as full of tools). Not progressed as needed a loading door and higher unit.
17. November 2025. Golf simulator business. Cost provided but no further communication.
18. November 2025. E-commerce & dispatch company. Small start-up. Viewed and Due Diligence sought but communication then ceased.
19. December 2025. Private individual sought prices but would not confirm business use. Applicant went silent.
20. January 2026. Woodworking individual seeking accommodation – no further communication after receipt of particulars and costings.
21. February. Drone supplier. All costs provided. No further communication.
22. February 2026. Unit for use as a darts shop. Use rejected.
23. February 2026. Coffee roaster and retailer. Use rejected as too similar a business to another existing tenant.
24. March 2026. New email enquiry from private individual for both vacant units. Use not known at this stage.

As you can see from the schedule of enquiries above, there is actually very little in terms of tangible interest from parties seeking to carry out a suitable use who have the ability to demonstrate they have sufficient financial backing.

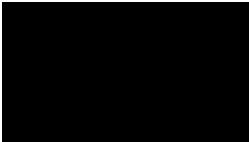
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If you have any immediate queries, please do not hesitate to contact me.

Yours sincerely



JAMES D GREGORY FRICS
Partner

