



Unit 36

UNIT	SQ M	SQ FT	EPC
36	571.9	6,157	91

Description The unit is situated on Lynx Crescent and provides good quality warehouse accommodation. The unit is constructed on a steel portal frame with profile metal clad elevations. The unit also provides ancillary office accommodation to the front elevation.

Amenities

- Resurfaced warehouse accommodation
- Full height loading door
- Good eaves height
- Good quality office accommodation
- Established industrial estate
- Min - 5.56m Max - 7.11m eaves height

Services Mains gas, water, drainage and 3 phase electricity.

Tenure The unit is available by way of new Full Repairing and Insuring Lease on terms to be agreed.

Planning B1, B8 (light industrial and warehousing).

Rateable Value £27,000.

V.A.T All figures quoted are exclusive of VAT where applicable.

Price On application.

