

phillips sutton

Niche Commercial Property Agents



0116 216 5144



info@phillipssutton.co.uk



www.phillipssutton.co.uk



14 Francis Street,
Stoneygate, Leicester LE2
2BD

phillips
sutton

0116 2165144
www.phillipssutton.co.uk

Industrial/Warehouse Unit

Honeypot Lane Industrial Estate, Honeypot Lane,
Colsterworth NG33 5LT

12,250 sq. ft

TO LET

KEY FEATURES



Industrial/warehouse unit



12,250 sq. ft



Excellent access to A1



Eaves Height 6.7m



LOCATION :

Honeypot Lane industrial estate is located 0.25 miles away from the southbound carriage of the A1 near Colsterworth. The property is well placed for travel north and south along the A1. Grantham is located 7 miles to the north, with Newark 23 miles to the north. Stamford is approximately 15 miles south, with Peterborough 27 miles away. London is 102 miles away.

Nearby occupiers include RL Imports, Mcfarlane Group UK, Saria Ltd and Openfield. Amenities can be found at Colsterworth and Greetham.

DESCRIPTION :

Honeypot Lane Industrial Estate comprises a 20 acre site consisting of 18 factory/warehouse units of steel portal frame construction with full height cladding and electrically operated roller doors. The site is fully drained and there are two weighbridges. Unit 9/10 benefits from 4x level access loading doors, warehouse lighting, internal eaves height of 6.7m with ancillary storeroom and break-out space. Externally there is a modern cabin office with kitchen and WC.

PREMISES:

FLOOR	AREA SQFT	AREA SQM
WAREHOUSE	11,433	1,062.16
FIRST FLOOR	269	24.99
ANCILLARY		
CABIN OFFICE	548	50.91
TOTAL	12,250	1,138.06

CONTACT:



Brodie Faint
07 852 529977
bfaint@phillipssutton.co.uk

TENURE:

Available on new lease on terms to be agreed

RATEABLE VALUE:

£37,000 per annum

SERVICE CHARGE:

Service charge payable to cover maintenance of common areas and security.

VAT:

VAT will be charged at the prevailing rate

PRICE:

£55,125 per annum

