
Quayside Court | Colwick Quays Business Park
Colwick | Nottingham | NG4 2JY

A new development of light industrial/warehouse units in Colwick

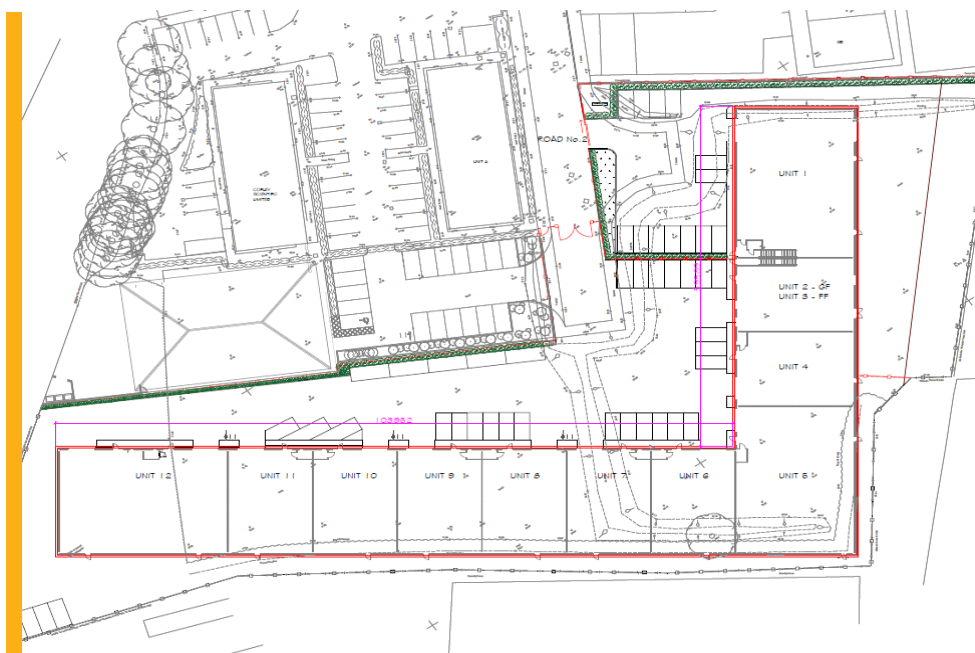
From 232m² (2,500ft²) to 929m² (10,000ft²)



- New build industrial units
- 6 metre eaves
- 3 Phase power & roller shutter doors
- Established industrial location
- Shared secure yard with allocated car parking
- Electric security gate at entrance
- Units can be combined



To Let



Location

The development is located on a Riverside position on the established Colwick Quays Business Park which lies some 3 miles to the East of Nottingham City Centre among complimentary occupiers such as Hillarys Blinds, Thomas Long Transport, City Electrical Factors, Newson Gale and Jewson among others.

The location is well serviced by public transport with regular bus routes in and out of Nottingham along the Colwick Loop Road (A612).

Further amenities are a short distance away with The Victoria Retail Park located within a 3 minute drive.

The Development

Quayside Court comprises a brand-new courtyard development of light industrial/warehouse with good shared yard and allocated car parking. Ideal for production, storage and trade counter uses.

The units are to be constructed by developers DL Rhodes & Son to provide profile clad steel portal framed units with full height roller shutter doors and an excellent eaves height of 6 metres. The units will also benefit from 3 Phase electricity, electric roller shutter doors, translucent roof light and WC block.

Planning

Planning has been obtained and the units benefit from B1 (Business), B2 (General Industrial) and B8 (Storage and Distribution) use.

(Any planning enquiries should be made to Gedling Borough Council)

From 232m² (2,500ft²) to 929m² (10,000ft²)



Accommodation & Rent

Units are available on the following floor areas:

Unit	M ²	Ft ²	Rent (PA)
4	UNDER OFFER		
5	465	5,000	£40,000
6	LET		
7	UNDER OFFER		
8	LET		
9	LET		
10	232	2,500	£20,000
11	232	2,500	£20,000
12	465	5,000	£40,000

Units can be combined to provide up to 929m² (10,000ft²).

(This information is given for guidance purposes only)

Service Charge

The service charge for the units will be:

Units of 2,500ft² - £1,250 per annum

Units of 5,000ft² - £2,500 per annum

Units of 7,500ft² - £3,750 per annum

Business Rates

The business rates will be assessed upon completion of the units. Guide figures can be provided by the marketing agents.

EPC

The units will be assessed upon completion.

VAT

VAT will be payable upon the rent and service charge due at the standard rate.

SAT NAV: NG4 2JY

The Property



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