

UNITS 45 & 46

Stapledon Road, Orton Southgate, Peterborough, PE2 6TD



CLOSE TO A1(M)

Key Highlights

- 10,000 to 29,800 sq ft
- Includes office and compound
- To be refurbished
- Full height electrical operated doors
- Located close to A1(M)
- Eaves height of approx 5.85m
- EPC Rating D
- 3 phase power

Description

The units comprise two terraced industrial units of steel frame construction with profiled metal cladding to eaves. Internally the units include an reception, office, male & female WC's, kitchen and staff area. There is further office space at first floor level. The units each have a full height roller shutter door, 3 phase electricity and have an eaves height of circa 5.85m. Externally each unit has their own compound area and use of communal car park.

Location

Peterborough is a cathedral city in Cambridgeshire, situated in the heart of the East of England. The city is located approximately 80 miles north of London, 77 miles east of Birmingham and 32 miles north of Cambridge. The city has excellent rail with the fastest journey time to London's Kings Cross being approximately 45 minutes. Peterborough has become established as an important regional centre for commerce, industry, shopping, health, education and leisure. It benefits from a diverse economy, ranging from innovative small businesses to large global headquarters and has been recognised as one of the fastest growing cities in the UK by population. The units are located on Stapledon Road, Orton Southgate, Peterborough's prime commercial location approximately 6 miles north of Peterborough city centre and close to J17 of the A1(M).

Accommodation

Name	sq ft	sq m	Rent	Availability
Unit - 45-46	29,800	2,768.51	£225,000 /annum	Available

Viewings

Strictly by appointment with Savills or our joint agents Eddisons 01733 897722.

Terms

The units are available to let on a new lease on terms to be agreed. The rent is £225,000 per annum exclusive of VAT and other outgoings.

EPC

D Rating

Business Rates

Rates payable: £70,980 per annum
(based upon Rateable Value: £130,000)

Contact

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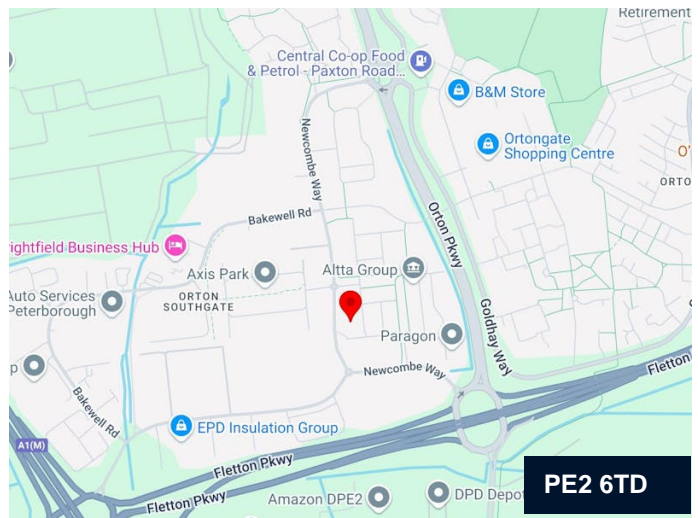
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