

# FOR SALE

15,005 Sq Ft

(1,393.96 Sq M)

- Two Roller Shutters
- External Yard
- Car Parking



**17 Stilebrook Road**

**Olney, MK46 5EA**

**>D KirkbyDiamond**

Contact: Paul Quy or Tate James

Tel: 01908 678 800

[kirkbydiamond.co.uk](http://kirkbydiamond.co.uk)

## LOCATION

- Olney is a market town with relatively good access to the M1 Motorway at Junction 14
- Fast train links to London are available from Milton Keynes Central and Bedford

 what3words

[///centrally.lentil.clings](https://centrally.lentil.clings)

 Google Maps

[Click here](#)



## DESCRIPTION

- INCLUDES LIBRARY PHOTOS
- A single storey brick/blockwork industrial/warehouse unit with a corrugated trussed roof (with composite underside panelling)
- The unit has two roller shutter doors
- The unit is heated by way of a single gas fired warm air heater
- To the front there is a two-storey office block with main entrance lobby, offices, kitchenette and WCs

## TERMS

The premises are to be sold freehold.

## ACCOMMODATION

Total **1,393.96 SQ M 15,005 SQ FT**

\*The property has been measured in accordance with the RICS Property Measurements Standard 6th Edition

EPC: D80

## CONTACT:

 **PAUL QUY**  
[07917 268653](tel:07917268653) [paul.quy@kirkbydiamond.co.uk](mailto:paul.quy@kirkbydiamond.co.uk)

 **TATE JAMES**  
[07810 746 885](tel:07810746885) [tate.james@kirkbydiamond.co.uk](mailto:tate.james@kirkbydiamond.co.uk)