TO LET

3,800 Sq Ft

(353.02 Sq M)



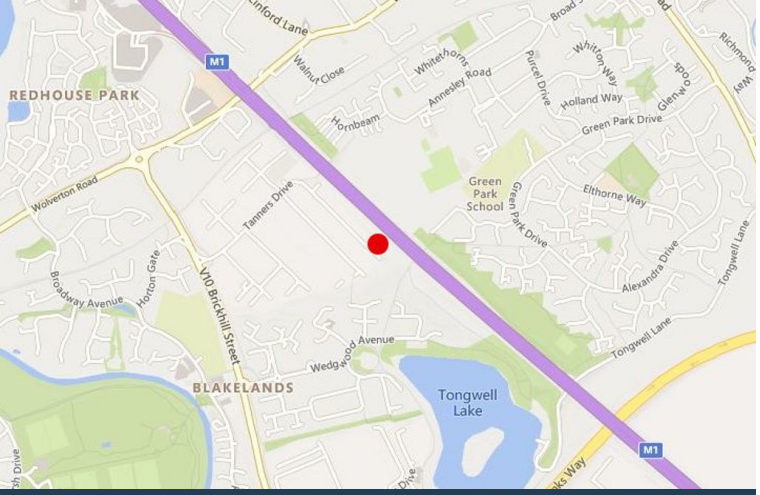
- Eaves height approximately 3m
- Partial glazed frontages
- Provision for a front office
- Front loading bays
- M1 and CMK within 3 miles

Unit 100

Tanners Drive, Blakelands, Milton Keynes, MK14 5BU

Contact: Paul Quy or Cristian Cocozza
Tel: **01908 678800**
eddisons.com

BTG Eddisons







Location

- Blakelands Industrial Estate is well located off Brickhill Street, approximately 3 miles north east of the city centre and adjacent to the M1 motorway.
- Situated Milton Keynes, which lies north-west of London and south-east of Birmingham.
- Main connections are London Luton Airport within 25 mile radius, as well as direct connections through Milton Keynes Central Railway Station to London Euston and further links to Birmingham New Street, Northampton, Manchester, Liverpool and Glasgow.
- The Estate is servicing a wide variety of occupiers ranging from hi-tech companies to distribution and small workshops to major production facilities.

what3words

///driving.household.genius

Google Maps

Click here

Description

- Blakelands Industrial Estate is a well maintained, high profile park, built in the 1980's.
- Steel portal frame construction and shallow pitched asbestos roofs with circa 10% roof lights.
- Ancillary offices benefit from suspended ceilings and central heating.
- There is a generous yard areas with excellent loading facilities and on-site car parking.
- Externally, the estate is professionally landscaped and benefits from on-site security.

Terms

Available by way of a new FRI lease for a term to be agreed at a rent of £11.50 psf.

Accommodation (Gross Internal Area*)

Total	**353.02 SQ M**	**3,800 SQ FT**

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

EPC: B-30

Business Rates: The rateable value is £37,750. For the rates payable please contact us or www.voa.gov.uk

Service Charge: The landlord apportions a service charge for the professional maintenance, management and security provisions within the communal areas.

Contact:

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