

Industrial Unit

To Let



Unit 1, Mowbeck Way, Grantham
NG31 7AH
#M10309/2026H



Unit 1, Mowbeck Way

Grantham, NG31 7AH



Agreement

To Let



Detail

Industrial Unit



Rent

£7,500 pax



Size

70 sq m (753 sq ft)



Location

Grantham, NG31 7AH



Property ID

#M10309/2026H

For Viewing & All Other Enquiries Please Contact:



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Property

The property comprises an end-terraced industrial unit constructed of steel portal frame with brick/block walls surmounted by lined corrugated sheet cladding and similarly clad roof.

Internally, there is an open plan workshop area with a kitchenette and WC to the rear.

Externally, there is non-allocated parking available to the front of the unit along with loading and circulation.

Accommodation

Having measured the property in accordance with the prevailing RICS Code of Measuring Practice, we calculate that it provides the following floor area.

Area	m ²	ft ²
Total GIA	70	753

Energy Performance Certificate

Rating: C65

Services

We understand that mains electricity and drainage supplies are available and connected to the property. These have not been tested and are not warranted to be in working order. Interested parties are advised to make their own investigations to the relevant utility service providers.

Town & Country Planning

We understand that the property has consent for uses falling within E(g) (iii) of the Town and Country Planning (Use Classes) Order 1987 (as amended 2020).

Interested parties are advised to make their own investigations to the Local Planning Authority.

Rates

Charging Authority: South Kesteven District Council
Description: Workshop and Premises
Rateable value: £4,950

Please click on the below link for an indication of the likely annual business rates payable.

[Estimate your business rates – GOV.UK](#)

Multiplying the Rateable Value figure with the UBR multiplier gives the annual rates payable, excluding any transitional arrangements which may be applicable. For further information, please contact the Charging Authority.

Tenure

The property is available **To Let** by way of an effective Full Repairing and Insuring lease, for a minimum 3 year term.

Rent

£7,500 per annum exclusive

Service Charge

A service charge will be levied to cover the upkeep, maintenance and repair of all common parts of the development.

VAT

VAT will be charged in addition to the rent at the prevailing rate.

Legal Costs

Each party is to be responsible for their own legal costs incurred in documenting the transaction.

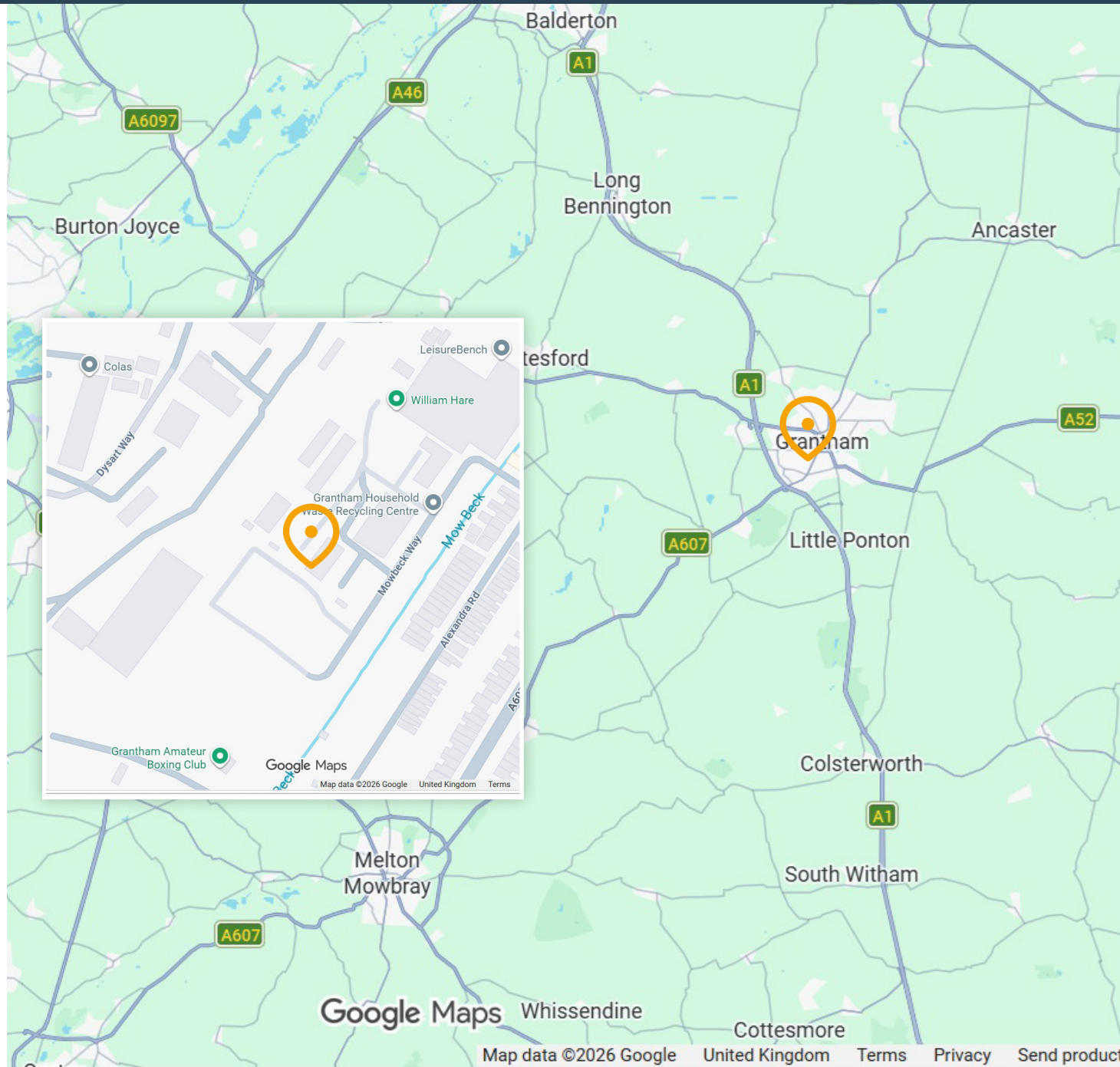
Anti-Money Laundering

Prospective tenants will be required to provide confirmation of their source of funding and pass the necessary Anti-Money Laundering checks undertaken by the Agents prior to instruction of solicitors. Further information regarding these requirements will be provided in due course.

Location

The property is situated just off Harlaxton Road, within the Western Business Quarter of Grantham. It has an excellent strategic position providing quick access to the A607 proceeding onto the A1.

The property is located to the rear of Grantham Household Waste Recycling Centre.





Google Maps

