

TO LET

B1 WAREHOUSE/ BUSINESS SPACE With Yard & Car Parking

**1 FOREST ROAD
PIDDINGTON
NORTHAMPTON
NN7 2DA**

LOCATION

The premises are located in the heart of Piddington Village 6 miles south of Northampton with access from the Newport Pagnell Road to Milton Keynes.

DESCRIPTION

The property offers well-presented open plan, well-lit ground floor working space for business use with a newly installed LED lighting, Roller Shutter Door, concrete floor, kitchen and WC's. The building has been fully re-wired, there are security gates and two separate private yards, one either side of the building.

ACCOMMODATION

Total 268.3m² (2888 Sq.Ft.)
Eaves height 3.5m

TERMS

The premises are offered To Let on a new lease at a rent of £30,000 per annum exclusive

EPC E-rating



VAT

The terms quoted are exclusive of any VAT that our clients may have a duty or choose to impose.

RATES

RV £10,250 We would expect a tenant to achieve SBRR following an application.

SERVICES

Electricity, WC's, Kitchen

COSTS

Each party to bear their own legal costs.

VIEWING

Strictly by prior appointment
with the Sole Agent:

STEPHEN CHOWN

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