

BEAUCHAMP BUSINESS PARK

WISTOW ROAD | KIBWORTH | LEICESTERSHIRE | LE8 0RX

TO LET

**BRAND NEW
WAREHOUSE /
INDUSTRIAL UNITS**

**FROM 2,507 SQ FT TO 5,014 SQ FT
(232.9 SQ M – 465.8 SQ M)**



[CLICK HERE TO VIEW THE
LIVE ONGOING DEVELOPMENT](#)

LAST REMAINING UNITS

READY FOR OCCUPATION



BEAUCHAMP BUSINESS PARK

LOCATION

Beauchamp Business Park is located on the outskirts of Kibworth, a large conurbation mid way between Leicester (9 miles) and Market Harborough (7 miles) on the A6, which also links to Kettering via the A14 and the M1 at Leicester via the A563 ring road. Kibworth is also surrounded by a number of affluent towns and conurbations.

Train services can be found at Market Harborough and Leicester with fastest journey times of 50 minutes and 1 hour 5 minutes respectively to London St Pancras.

DESCRIPTION

Last remaining new build warehouse / industrial units ranging from 2,507 to 5,014 sq ft available To Let.

TERMS

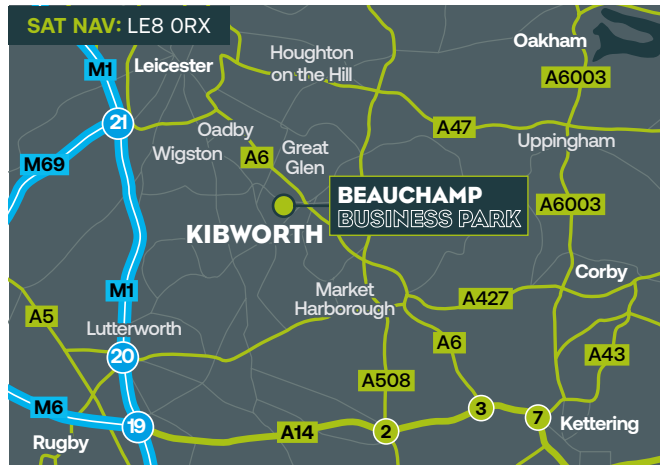
The units are available on new full repairing and insuring leases on terms to be agreed.

VAT

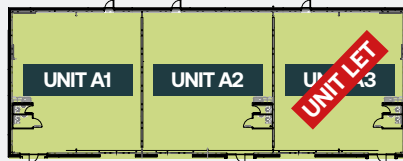
VAT will be charged at the prevailing rate.

EPC

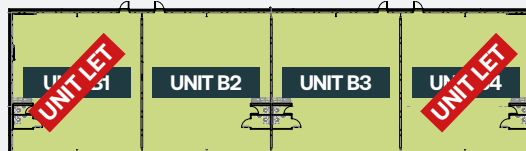
To be assessed. Targeting 'A'.



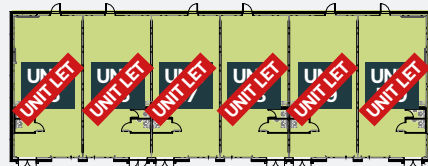
UNIT A1-A3: 2,507 - 7,521 SQ FT PROPOSED GROUND FLOOR PLAN



UNIT B1-B4: 2,507 - 10,028 SQ FT PROPOSED GROUND FLOOR PLAN











UNIT B5-B10: 1,270 - 7,620 SQ FT PROPOSED GROUND FLOOR PLAN



SPECIFICATION

The industrial units will be built to shell specification and comprise the following:

-  LED warehouse lighting
-  Mains utility connection
-  2x WC's
-  3 phase power
-  Fitted tea point
-  4.5m min. eaves height
-  Level access loading
-  Allocated parking

PLANS AVAILABLE
ON REQUEST.

CONTACT

Please contact the joint agents:



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