

# TOWER GATE

ST PETER'S ROAD | HUNTINGDON | PE29 7DA

TG  
12

TG  
44

Location	Distance
Cambridge	20m
Northampton	32m
Stansted	40m
Luton	41m
Nottingham	48m
London	74m
Birmingham	82m
Felixstowe	89m
Huntingdon Train Station	2m

**EPC**  
The units have a targeted EPC rating of A

**TERMS**  
The property is available on a new full repairing and insuring lease. Terms available on request.

**RENT**  
On application.

**DTRE**  
020 3328 9080  
www.dtre.com

**Mark Webster**  
mark.webster@dtre.com

**Jamie Catherall**  
jamie.catherall@dtre.com

**BIDWELLS**  
01223 841 841  
bidwells.co.uk

**Patrick Stanton**  
patrick.stanton@bidwells.co.uk

**Rory Banks**  
rory.banks@bidwells.co.uk

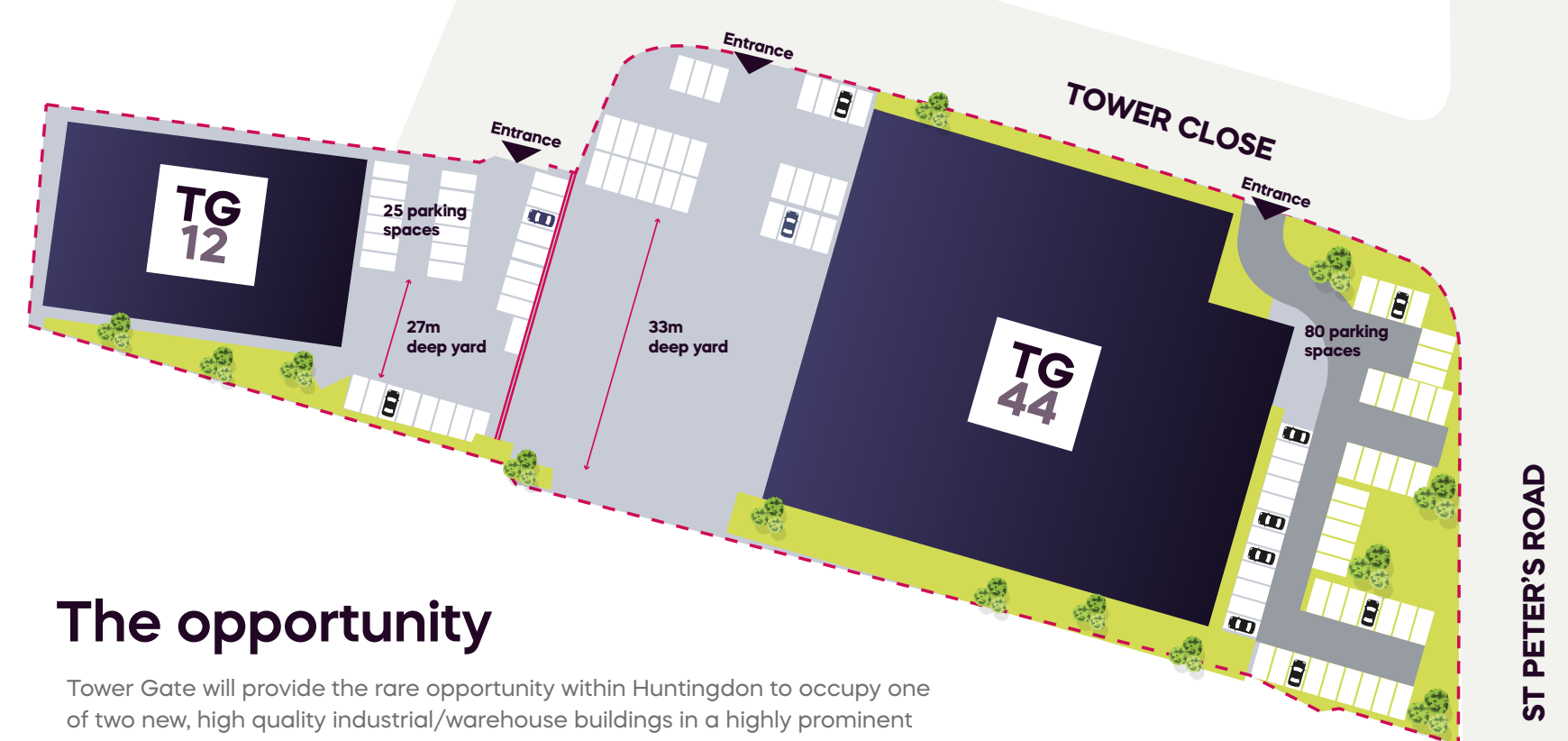
**Misrepresentation Act 1967:**  
Whilst all the information in these particulars is believed to be correct, neither the agent nor their client guarantee its accuracy nor is it intended to form part of any contract. All areas quoted are approximate. May 2020.





# HIGH QUALITY BUILD PROMINENT LOCATION LOCAL AMENITIES

Tower Gate consists of two newly built well specified detached industrial warehouse units in the historic town of Huntingdon



## The opportunity

Tower Gate will provide the rare opportunity within Huntingdon to occupy one of two new, high quality industrial/warehouse buildings in a highly prominent location on St Peters Close, the principle commercial road through Huntingdon. Both units will be constructed to a high specification and both benefit from being on self-contained sites with fully secure yards. The location not only offers excellent prominence and road links but is also within walking distance of numerous amenities for employees

## Specification

- |  |   |
|--|---|
| <p><b>TG 12</b></p> <ul style="list-style-type: none"> <li>➤ 6.5m minimum eaves</li> <li>➤ 27m deep yard</li> <li>➤ 35kn/m2 floor loading</li> <li>➤ 2 level loading door</li> <li>➤ High specification first floor offices</li> </ul> | <p><b>TG 44</b></p> <ul style="list-style-type: none"> <li>➤ 10m minimum eaves</li> <li>➤ 33m deep yard</li> <li>➤ 50kn/m2 floor loading</li> <li>➤ 4 level loading door</li> <li>➤ High specification first floor offices</li> </ul> |
|--|---|

	Warehouse	First floor office	Total	Car parking
TG12	11,780	1,309	13,089	25
TG44	38,115	4,235	42,350	80