

Industrial

UNITS 8 & 9 | NOTTINGHAM WHOLESALE AND TRADE PARK

The Wholesale District, Clarke Road, Nottingham, NG2 3JJ

UNITS 8 & 9 | 2,442 SQ FT

Industrial unit available on busy industrial estate

This unit provides functional industrial, storage and warehouse accommodation in a central city location. The unit includes WC facilities, and 24 hour access. The estate provides generous central car parking and loading areas in a well established wholesale location, servicing Nottingham city centre and the wider area.

Lease Type

New



Unit Summary

- 3 Phase Power
- Car Parking
- 24 Hour Access
- Refurbished Unit
- Flexible Space
- Well Maintained Estate

[View Floor Plans](#)

Occupational Costs

	Per Annum	Per Sq Ft
Rent	£26,900.00	£11.02
Rates	£7,308.00	£2.99
Maintenance Charge	£5,500.00	£2.25
Insurance	£488.40	£0.20
Total Cost	£40,196.40	£16.46

Terms: Indicative rates payable only. Confirmation of rates payable should be sought from the Valuation Office Agency (www.voa.gov.uk). Units with a Rateable Value of less than £15,000 per annum may be eligible for full or partial Small Business Rates Relief. To find out if you qualify please see <https://www.gov.uk/apply-for-business-rate-relief/small-business-rate-relief> or read our rates blog.

For more info please visit: unit.info/UIP0100293

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Location

Nottingham Wholesale and Trade Park is located in a mixed use area of predominantly warehouse/trade counter accommodation sandwiched between the 2 principle trunk roads, A60 and A612, on the north bank of the River Trent approximately ¾ mile south of Nottingham City centre.



Road
M1: 9 miles



Airport
East Midlands: 13 miles



Rail
Nottingham Train station: 2 miles

Additional Information

Planning Class	General Industrial
Lease Summary	The unit is available on flexible terms. Please speak to a member of our team for more information
Viewings	Contact us now to arrange a viewing.
Legal Costs	Each party will be responsible for their own legal costs incurred.
EPC	B (45)



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Key Contact



Rebecca Beddows

Senior Customer Engagement Manager

"Rebecca joined Indurent in 2019 and is our Customer Engagement Manager for our properties in the Midlands. Please drop Rebecca a line if you would like to discuss leasing a unit or would like to find out more about becoming a customer of indurent.com"



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