

Industrial

UNIT 1 | NOTTINGHAM WHOLESALE AND TRADE PARK

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



UNIT 1 | 1,223 SQ FT

Industrial unit

This unit is on a secured gated estate with CCTV and has many local amenities nearby. The unit benefits from a prominent roadside location, 3 phase power, 24 hour access and ample parking. The Wholesale District comprises two terraces of industrial units plus an administration block offering a range of unit sizes catering for small start-up businesses and larger more established businesses.



Lease Type

New

✔ Unit Summary

- Roller Shutter Door
- 3 Phase Power
- CCTV
- 24 Hour Access
- Car Parking
- WC Facilities

£ Occupational Costs

	Per Annum	Per Sq Ft
Rent	£14,800.00	£12.10
Rates	£4,233.60	£3.46
Maintenance Charge	£2,800.00	£2.29
Insurance	£244.60	£0.20
Total Cost	£22,078.20	£18.05

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/UIP0100287

+44(0) 808 169 7554

Industrial

UNIT 1 | NOTTINGHAM WHOLESALE AND TRADE PARK

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



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	Strictly by prior appointment.
Legal Costs	Each party will be responsible for their own legal costs incurred.
EPC	E (119)



enquiries@indurent.com
+44(0) 808 169 7554

www.indurent.com

Follow us



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"



+44(0) 808 169 7554



For more info please visit: unit.info/UIP0100287

+44(0) 808 169 7554