

Melton Mowbray, Leicestershire, **LE14 3JL**

# Unit C5A-B, C5C-D & C6

## Melton Commercial Park



**Industrial Units with Yards**  
**1,025 - 2,001 SQ FT TO LET**

ALMCOR®



Established  
Commercial Estate



Concrete  
Yard



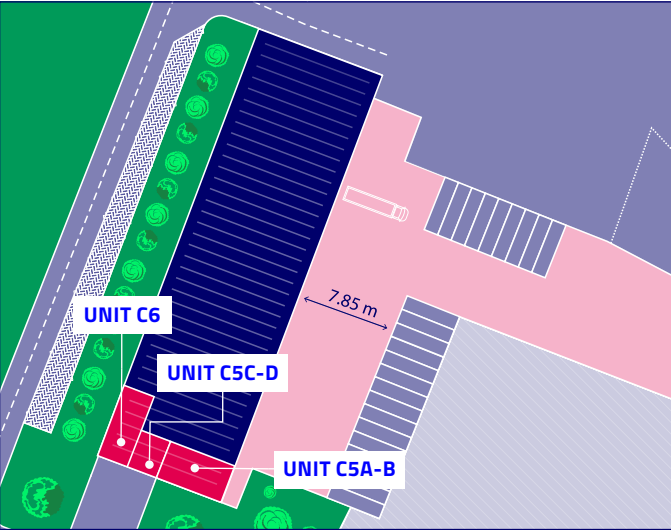
Level Loading  
Door



Car Parking  
Spaces



Unit C6 Under  
Refurbishment



|            | Sq Ft GIA | Sq M GIA |
|------------|-----------|----------|
| Unit C5A-B | 2,001     | 185.9    |
| Unit C5C-D | 1,025     | 95.23    |
| Unit C6    | 1,834     | 170.4    |

## Description

Unit C5a-b comprises a twin bay warehouse premises of steel portal construction beneath a pitched tiled roof with two roller shutter powered loading doors. The unit currently benefits from various lab rooms to the ground floor, alongside warehouse space and mezzanine floor to include offices.

Unit C5c-d comprises a twin bay warehouse premises of steel portal construction beneath a pitched tiled roof with two roller shutter powered loading doors. The Unit benefits from a storage/industrial space of 655 sq ft with concrete flooring. There is also a staff room with kitchenette facilities and a meeting room.

Unit C6 comprises a twin bay warehouse premises of steel portal construction beneath a pitched roof. Roller shutter powered loading doors & solid concrete flooring. The unit also benefits from ancillary storage and office space and is currently undergoing refurbishment.



## Location

Melton Mowbray is a town in Leicestershire, 19 miles (31km) north east of Leicester, and 20 miles (32 km) south east of Nottingham.

Melton Commercial Park is located 2 miles north east of Melton Mowbray. The business park has direct road access via St Bartholomew's Way onto the A606, which links to the A46 trunk road, between the M1 at J21a and Lincoln, with connecting routes to Leicester, Nottingham, Grantham and Newark.

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