

Industrial

# A - UNIT 3 | GREENWAY BUSINESS PARK

Winslow Road, Great Horwood, MK17 0NY

## A - UNIT 3 | 915 SQ FT

High quality industrial and warehouse space

High quality starter unit with parking coming soon. The unit also benefits from CCTV and an office space.

Suitable for a variety of uses and situated on a modern estate in a quiet setting, on a secure, well maintained estate.

The estate offers an abundance of external yard space, ideally suited for external storage, parking or possible development options.

Lease Type

New



### ✓ Unit Summary

- Starter Unit
- Secure Estate
- Premier Industrial Location
- Flexible Space
- Dedicated Car Parking
- WC Facilities

[View Virtual Tour](#)

### £ Occupational Costs

	Per Annum	Per Sq Ft
Rent	£10,500.00	£11.48
Rates	£3,500.00	£3.83
Maintenance Charge	£2,200.00	£2.40
Insurance	£183.00	£0.20
Total Cost	£16,383.00	£17.90

Terms: Indicative rates payable only. Confirmation of rates payable should be sought from the Valuation Office Agency ([www.voa.gov.uk](http://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.

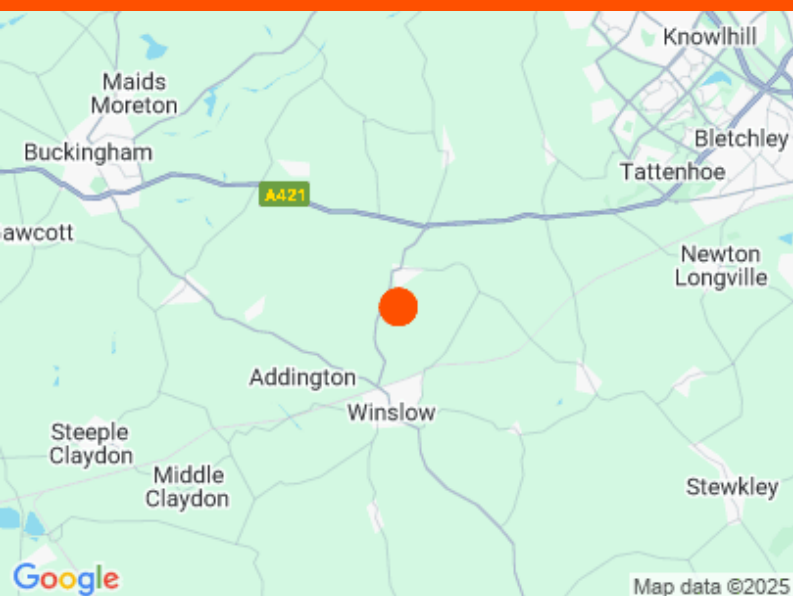
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**+44(0) 808 169 7554**

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## Location

Greenway Business Park is located around 1 mile south of Great Horwood and 2 miles north of Winslow, Buckinghamshire. The estate is situated around 60 miles north of London and 10 miles south-west of Milton Keynes, 32 miles north east of Oxford and 13 miles north of Aylesbury.



Road  
A421: 1 mile



Airport  
Luton Airport: 32 miles



Rail  
Milton Keynes: 9 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 (47)



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## Key Contact



**Alex Crowther**

Customer Engagement Manager

"Alex joined Indurent in 2022 and is our Customer Engagement Manager for our properties in Wales and the South. Please drop Alex 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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