

Industrial

UNIT 16 | BRADWELL ABBEY

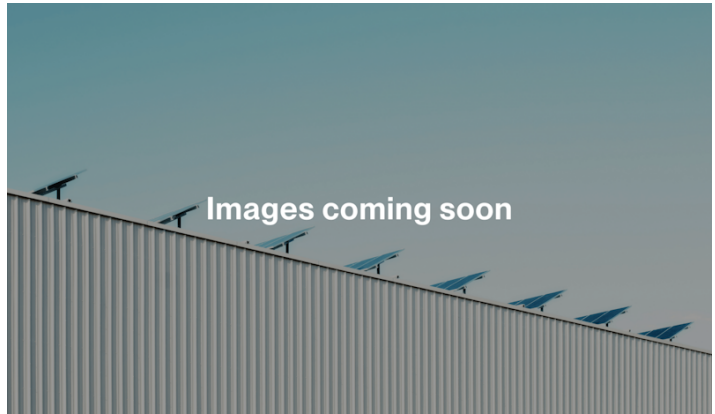
Alston Drive, Milton Keynes, MK13 9HA

Images coming soon

UNIT 16 | 4,542 SQ FT

Unit 16 provides 4,542 sq ft of refurbished industrial accommodation

Unit 16 provides 4,542 sq ft of refurbished industrial accommodation, suitable for a range of industrial, storage or light manufacturing uses. The unit benefits from a modern, energy efficient specification including LED lighting, a practical internal layout and generous on site parking, within a well managed estate environment. The unit is located at Bradwell Abbey, approximately two miles north west of Central Milton Keynes. Excellent connectivity is provided via the A5 dual carriageway, with M1 Junction 14 around a 10 minute drive away. Milton Keynes Central Station offers fast rail services to London, Birmingham and Manchester. Service/maintenance charge and insurance payable for this unit are to be confirmed.



Lease Type	New
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Unit Summary

- Refurbished Unit
- Flexible Space
- LED Lighting
- Close to Transport
- Car Parking
- Premier Industrial Location

Occupational Costs

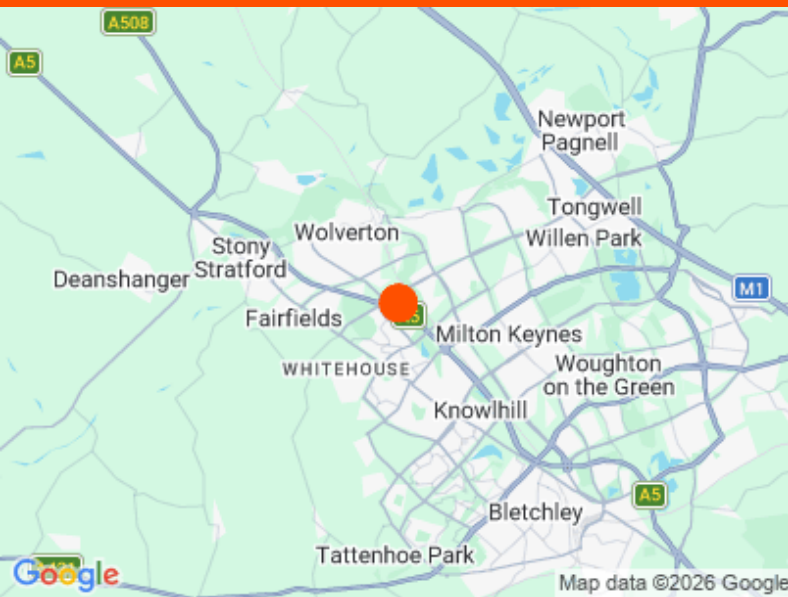
	Per Annum	Per Sq Ft
Rent	£54,504.00	£12.00
Rates	£15,968.00	£3.52
Maintenance Charge	Not specified	Not specified
Insurance	Not specified	Not specified
Total Cost	£70,472.00	£15.52

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.

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Location

Positioned close to the A5 and just 10 minutes from Junction 14 of the M1, Bradwell Abbey provides convenient access to Milton Keynes and the wider South East logistics corridor.



Road
M1: 4 miles



Airport
London Luton Airport: 28 miles



Rail
Milton Keynes Central: 2.5 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 (49)



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

www.indurent.com

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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."



+44(0) 808 169 7554



For more info please visit: unit.info/U6P0100435

+44(0) 808 169 7554