

Unit 2 Aero Centre
Doncaster Sheffield Airport
South Yorkshire **DN9 3GP**



Aero Centre Doncaster

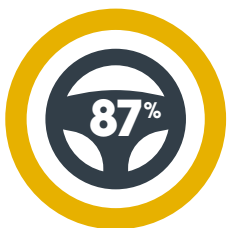


CBRE Investment
Management

TO LET

HIGH SPECIFICATION INDUSTRIAL / WAREHOUSE UNIT

59,271 SQ FT (5,506 SQ M)



87% of the UK population
reachable within a
4 HOUR DRIVE



M18 Junction 3
7 MINS



Doncaster City Centre
16 MINS



Location

- The scheme benefits from **easy access to the M18 at J3** via Great Yorkshire Way. The **M1, M180, A1(M) and M62** are also easily accessible.
- **87% of the UK population is reachable in four hour's drive time** (source: Business Doncaster)
- **Doncaster is an established location for logistics and industrial businesses** and benefits from a strong industrial heritage and an active and supportive local authority

Drive Times

Doncaster	6.5 miles (16 mins)
Sheffield	25 miles (37 mins)
Leeds	41 miles (52 mins)
Nottingham	50 miles (64 mins)

(Source: The AA)



Location

Description & Specification

Gallery

Aerial

Further Information



whips.flattens.bolsters

Description

The Avion building is a **newly constructed unit** that forms part of the established Aero Centre at DSA.

Accommodation Schedule

Warehouse	56,345 Sq Ft	5,235 sq m
Offices	2,926 Sq Ft	272 sq m
Total	59,271 Sq Ft	5,506 sq m



10m
Eaves
Height



3
Dock Level
Doors



37
Car Parking
Spaces



45m
Secure
Yard



557 kVa
Power
Supply



LED Lighting
Warehouse
& Offices



Solar
PV



3
Ground
Level Doors



50 kN/m²
Floor Load



2022
Year Built



B1C, B2 & B8
Building Use



A
EPC



2
EV chargers



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UNIT 2



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DONCASTER
5 Miles (approx.)

M18
Junction 3

Great Yorkshire Way



Optimum Fire & Security

OLS

LRS Ceramic Tiling

Bubble Max

Runflat Systems

Scs

First Avenue

Rescue 2

Skanswear



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