



Brand New Industrial Units To Let

1,198 - 2,437 Sq Ft (111.29 - 226.4 Sq M)

- 3 Phase Electricity
- Electric Roller Door
- Flexible Space

Brand New Industrial Units To Let

1,198 - 2,437 Sq Ft (111.29 - 226.4 Sq M)

Location

Olympus Business Park is a brand new industrial development situated adjacent to Doncaster Sheffield Airport, approximately 6 miles south of Doncaster city centre. Located on Hayfield Lane, Finningley, the location offers convenient access to the M18 motorway, just 1.5 miles away via the Great Yorkshire Way and A6182.

This strategic positioning provides excellent connectivity to regional and national transport networks, making it an ideal location for businesses seeking high-quality industrial units in the South Yorkshire area. The DSA location now has an established business park and with the airport looking to launch again the area should go from strength to strength.

Description

Three newly constructed business units, all located around a secure, shared yard/parking area. The units are constructed of steel portal frame with blockwork and profile clad elevations and single pitched roofs.

Each bay provides shutter access leading from the parking area to the high bay warehouse space. Internally the units are open space and suitable for tenant adaption as required. The units have the ability (and natural light) for a second floor if required and subject to the required consents.

Accommodation

DESCRIPTION	SQ FT	SQ M
Unit 11	1,239	115.1
Unit 12	1,198	111.29
TOTAL	2,437 SQ FT	226.4 SQ M

Terms

FRI Lease Terms to be agreed.

Units are neighbouring and can be taken individually or combined.

Quoting £16,000 + VAT per annum per unit.

VAT

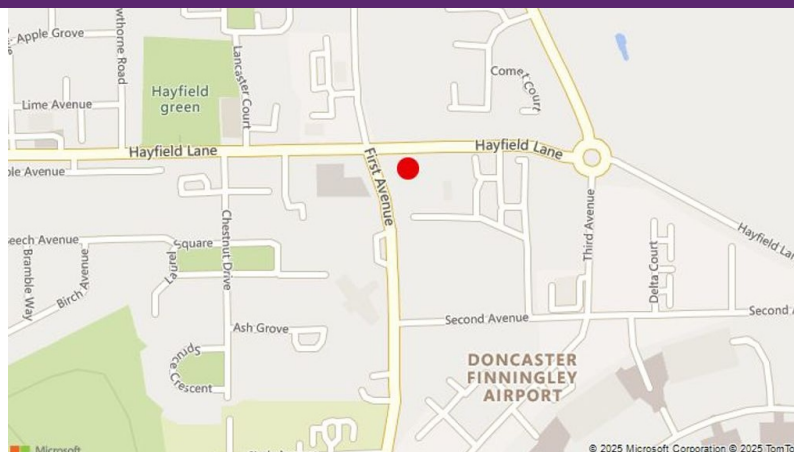
All figures are quoted exclusive of VAT at the prevailing rate.

Rateable Value

Rateable Value Available upon request

EPC Rating

EPC Available upon request



Anti-Money Laundering (AML)

To comply with AML Regulations, identification checks and confirmation of source of funding is required from any purchaser or lessee.

Legal Costs

Each party to bear their own legal costs in the transaction.

Further Information

For further information please contact the sole agents CPP

Mr Ed Norris MRICS

T: 0114 270 9160

M: 07711 319 339

E: ed@cpp.uk

Alfie Broughton

T: 0114 2738857

M: 07887 492745

E: Alfie@cpp.uk

July 2026



Important Notice 1. Particulars: These particulars are not an offer or contract, nor part of one. You should not rely on statements by Commercial Property Partners (CPP) in the particulars or by word of mouth or in writing ("information") as being factually accurate about the property, its condition or its value. Neither CPP nor any other agent has any authority to make any representations about the property, and accordingly any information given is entirely without responsibility on the part of the agents, seller(s) or lessor(s). 2. Photos etc: The photographs show only certain parts of the property as they appeared at the time they were taken. Areas, measurements and distances given are approximate only. 3. Regulations etc: Any reference to alterations to, or use of, any part of the property does not mean that any necessary planning, building regulations or other has been obtained. A buyer or lessee must find out by inspection or in other ways that these matters have been properly dealt with and that all information is correct.