Unit 14 Avro Park, First Avenue

DONCASTER, DN9 3RH

29,789 Sq Ft

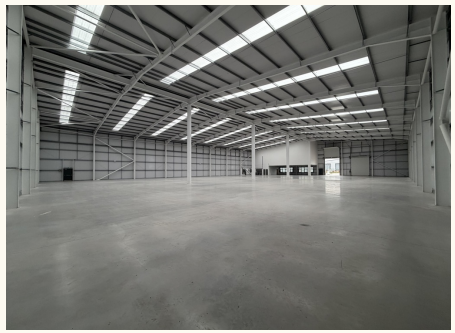
(2,767.4 Sq M)

QUOTING TERMS

£3,995,000
To Purchase

£253,207
Per Annum





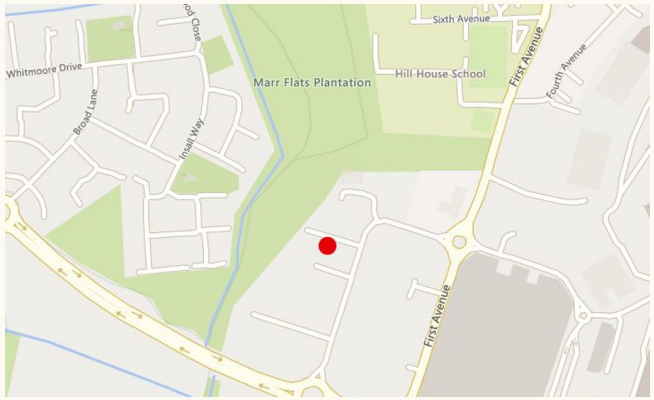




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LOCATION

Avro Park is a scheme of brand new unit adjacent to Doncaster Sheffield Robin Hood Airport. Situated approximately 6 miles of Doncaster City Centre. The M18 motorway is approximately 1.5 miles away accessed via the A6182.



DESCRIPTION

The unit provides modern industrial accommodation and includes an office provision as follows:

-Reception area with stairs, lift and disabled toilet
-Toilets accessible to the warehouse
-Kitchen/tea point
-Stairs and lift
-Toilets
-Open plan office area at first floor

The offers a concrete 40m deep yard and a separate tarmacadam car park area.

The building is a duo pitched steel frame construction, with a mixture of full height factory finished steel cladding, using a mix of micro-rib and trapezoidal

ACCOMMODATION

Area	Sq M	Sq Ft
Warehouse	2,615.6	28,155
Office	151.89	1,635

TERMS & INFORMATION

Terms

To let on new FRI lease terms. Quoting £253,207 + VAT per annum.

Unit for sale by way of a 250 year long leasehold (virtual freehold) interest, subject to ground rent. Quoting £3,995,000.

EPC Rating

EPC rating of minimum 'B' EPC available on request

VAT

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

Anti-Money Laundering (AML)

To comply with AML Regulations, identification checks and confirmation of source of funding are

Further Information

cpp.uk

Ed Norris MRICS
07711 319 339
ed@cpp.uk



Alfie Broughton
07887 492745
Alfie@cpp.uk



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