







## TO LET Secure Open Storage Land



**Approx. ~ 2.9 Acres (1.19 hectares) with potential to split**

Brunleys, Kiln Farm, Milton Keynes, MK11 3HE



-  Milton Keynes town centre 3 miles
-  Good access to A5 trunk road & M1 J14
-  Milton Keynes railway station 3 miles
-  Open storage land
-  Prepared site
-  Leasehold - £250,000 pa



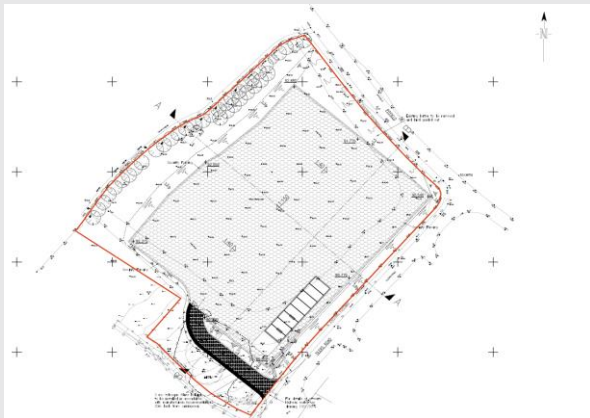
### Location

- Good access to J14 M1, A422 & A5 trunk roads
- Milton Keynes railway station and town centre approximately 3 miles distant
- A blend of both local and national operators within the business park
- Located in the North West Quadrant of MK.
- One of the most established business parks in Milton Keynes



### Description

- Secure Storage Land
- ~ 2.9 Acre Site
- Access from Tilers Road
- Suitable for a variety of storage uses



### Specification

- MOT Surface
- 3m high weldmesh fencing (STC)
- Lighting to site (subject to specification)
- 3 Telescopic Rhino bollards to entrance

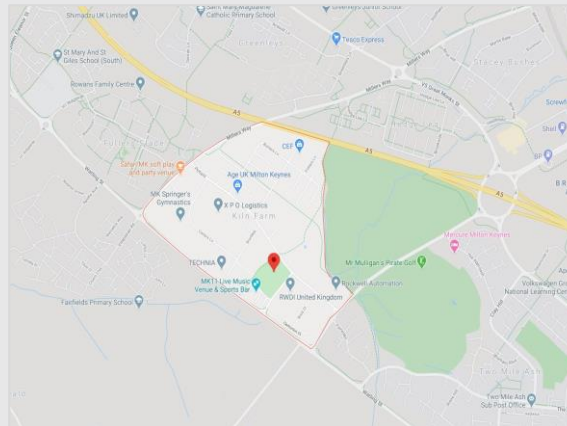


### Floor Area (Gross Internal Area - GIA)

The property has been measured in accordance with the RICS Code of Measuring Practice 6th Edition.

Storage Yard      2.9 acres    1.19 hectare

Areas quoted are approximate and should not be held as 100% accurate.



### Terms

- Leasehold: £250,000 pax for a term to be agreed.
- Service charge: N/a
- VAT: Applicable.



### Business Rates

- Interested parties are advised to make their own enquiries



### Viewing

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