

Unit 19/20 | Coningsby Business Park

Coningsby Road, Peterborough, Cambridgeshire, PE3 8SB

Unit 19/20 | 6,268 sq ft

Fully refurbished industrial/warehouse space available now

Coningsby Business Park is located approximately 2.5 miles north of Peterborough city centre. The estate offers newly refurbished units in a range of sizes with potential for self-contained yard space.

The site comprises 36 industrial units of steel portal frame construction. The units are being extensively refurbished and will provide excellent quality accommodation.

Lease Type	
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TO LET Deserves

Unit Summary

- 24 hour CCTV, gated estate with manned security
- Excellent location
- Exterior yard space
- Modern, fully refurbished units
- 3 phase power supply
- Abundance of car parking
- Electronic roller shutter doors

View Virtual Tour \rightarrow



Occupational Costs

	Per Annum	Per Sq Ft
Rent	£34,474.00	£5.50
Rates	£13,852.28	£2.21
Maintenance Charge	£3,595.80	£0.57
Insurance	£659.23	£0.11
Total Cost	£52,581.31	£8.39

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.

0800 122 3690

For more info please visit: <u>unit.info/38385</u>

Industrial

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Location

Highly accessible location with the ring road and railway station nearby



Road The estate is located 2.5 miles from the city centre and 1 mile form SOke Parkway



Rail Peterborough 2.7m, Whittlesea 8.0m, Stamford 8.7m

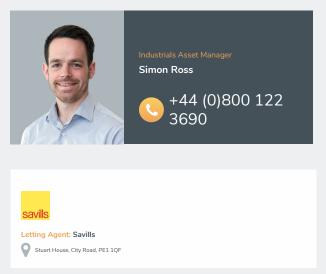
Additional Information

Planning Class	В2
Lease Summary	The unit is available on a new lease for a period to be agreed.
Viewings	Strictly by prior appointment with the agents.
Legal Costs	Each party is responsible for their own legal costs.



Barker Sto Matthews

Letting Agent: Barker Storey Matthews
The Lawns, 33 Thorpe Road, Peterborough





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