

TO LET | CM7 | Units 1-6 Broughton Gate Local Centre | Milton Keynes | MK10 7FA



NEW RETAIL UNITS FROM 764 to 3,702 sq ft

SUITABLE FOR A WIDE RANGE OF USES A1, A3 , D1 Medical & Office Space

All enquiries to Punch Retail | 01908 311517 | www.punch.org.uk | info@punch.org.uk



PHASE 3 CM7 | Broughton Gate Local Centre | Milton Keynes | MK10 7FA

Location

Broughton Gate is directly fronting the main dual carriageway H7 Chaffron Way with M1 Junctions 13 & 14 5 minutes drive away, Central Milton Keynes railway is 4 miles away.

This busy local centre has 4 Retail Units available, these can be taken separately or combined with the anchor store being a Co –Op food store, along with a Beauticians, Hair Salon, Dry Cleaner a Children’s Shoes Shop and various A5 uses.

Description

THE NEW PHASE 3 CM7 block with 4 retail units and two floor office spaces above with a D1 medical use for a dental or vets practice. A range of planning uses with customer parking to the front and allocated parking at rear. (A1,A2,A3,B1 and medical D1 and Leisure STP).

A Restaurant use would be ideal for one of the larger size double units.

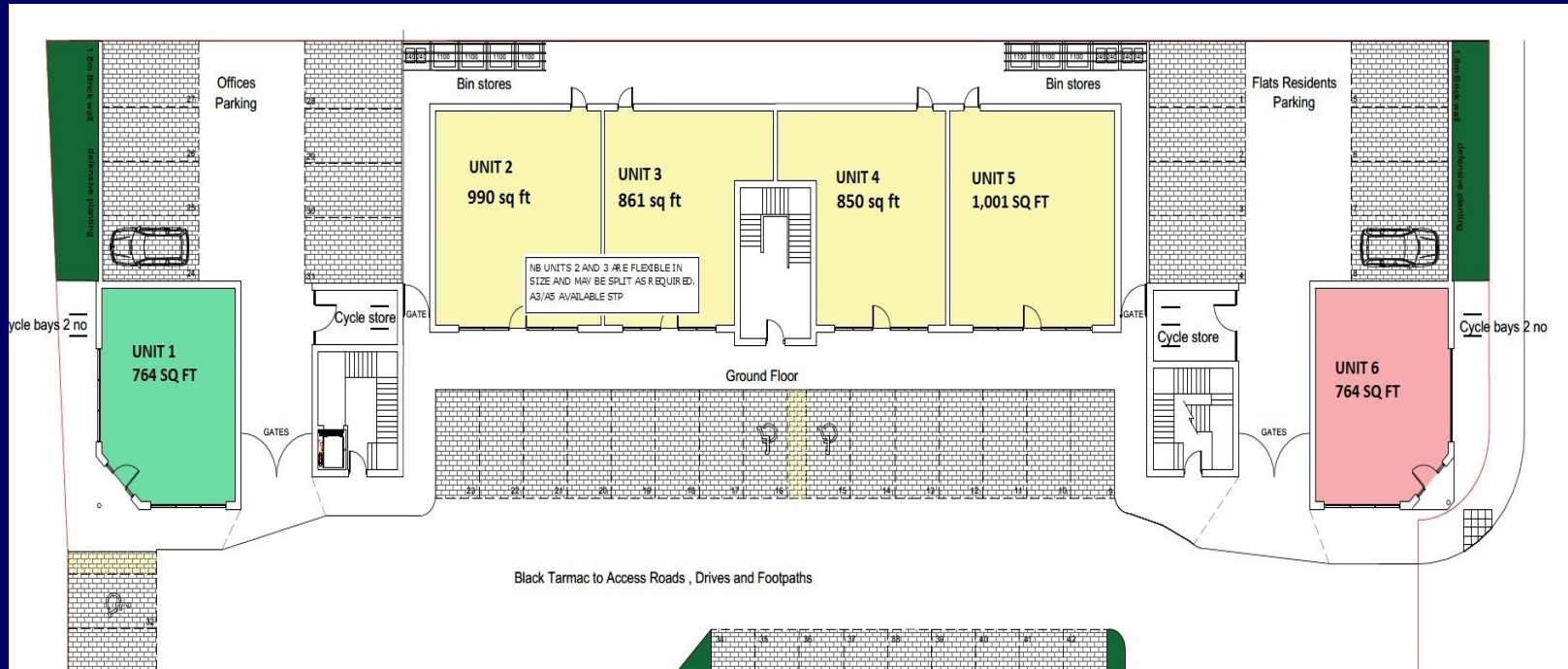
UNIT	SIZE
Unit 1 Offices	3,261 sq ft (A1, A3, A4 use)
Unit 2 *	990 sq ft (A1, A3, A4 use)
Unit 3 *	861 sq ft (A1, A3, A4 use)
Unit 4 *	850 sq ft (A1, A3, A4 use)
Unit 5 *	1,001 sq ft (A1, A3, A4 use)
Unit 6 D1 Med	764 sq ft (D1 Use)

* Retail units 2&3 and 4&5 available can be combined to make two large units at approximately 1,851 sq ft each OR one large unit at 3,702 sq ft, dependant on tenants requirements.



*Images are of CM8, which is fully trading. CM7 is a precise mirror image.

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- High Quality Retail and Leisure units coming soon at new CM7 at Broughton Gate.
- Retail units Available separately or combined—Units 2,3,4 & 5 can be combined to make a large unit, dependant on tenants requirements.
- Restaurant use is ideal for the larger double units.
- Scheme is anchored by a new 4,000 sq ft Co-Op store.
- Other tenants include Beauty Salon, Hair Salon, Chinese Takeaway, Fish & Chips, Artisan Pizzeria, Tanning Salon, Dry Cleaners, coffee shop and a childrens' shoe store.
- CM7 is being built for various uses including A1, A2, A3, B1, Medical D1 and Leisure subject to planning.
- Enquiries now being taken for CM7 - REGISTER WITH US AT www.punch.org.uk/register

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Viewings:

Further information and viewings strictly by appointment only via

Punch Retail & Leisure

**01908 311517 | helen@punch.org.uk OR
emma@punch.org.uk**

Terms

Units available on new leases for a term of years to be agreed and further details regarding rent and other terms are available on application to the leasing agents. VAT: Applicable.

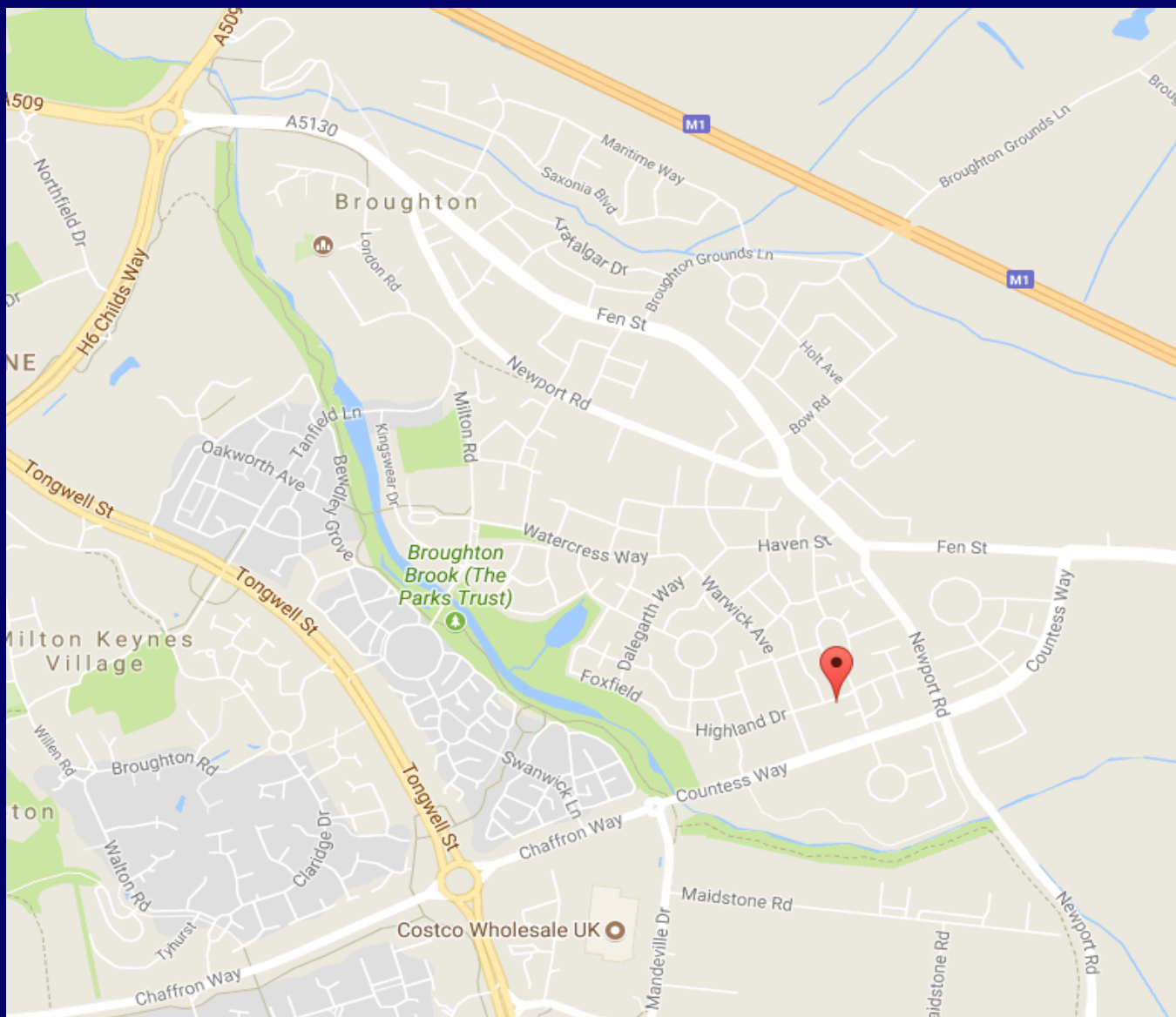
Business Rates

Tenants are advised to make their own enquiries

Links

<https://www.punch.org.uk/properties/broughton-gate-local-centre-milton-keynes-mk10-7dp/>

<https://www.google.com/maps/@52.0437426,-0.6857784,17z>



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