



Industrial, Flexspace Jessop Close, Brunel  
Drive, Newark, Nottinghamshire, NG24 2TT

**£850 Per Month**  
Tel: 01636 611811

 **RICHARD  
WATKINSON**  
PARTNERS  
Surveyors, Estate Agents, Valuers, Auctioneers

- Modern Business Centre
- Workshops Ranging From 1,000 sq.ft - 2,000 sq.ft
- Electric Roller Shutter Doors, 3 Phase Electricity
- WC Facilities
- Ample Car Parking
- Highly Accessible Location A1, A46, A17
- Operational CCTV On Site
- Easy Flexible Lease Terms
- Fast Train London Kings Cross 75 minutes & Leeds 55 minutes
- Rents From £850 pcm

Modern Business Centre providing a range of furnished and unfurnished office units available on flexible lease terms with car parking.

### TRANSPORT LINKS

Newark is a sizeable market town with a residential population of 24,000, together with a catchment area with a population of 113,000. The town is a commuter area for the local cities of Lincoln and Nottingham. The area is placed reasonably centrally in the UK and is well placed for access to the A1 for commuting north to Retford (14 miles), Workshop (20 miles) and Doncaster (30 miles) and south to Grantham (14 miles), Stamford (45 miles) and Peterborough (57 miles). The A1 is only half a miles from the site and the A46 approximately 1 mile distant. Northgate railway station is approximately half a mile away and has a regular and frequent main line service to London Kings Cross with a usual journey time of 75 minutes.

### FLEXASPACE INDUSTRIAL UNITS

Flexaspace Newark is a modern business centre providing a range of workshops and office suites. The workshops range from 1000 sq.ft to 2000 sq.ft and provide the ideal starter unit. The space is adaptable and convenient, available on flexible lease terms.

Each workshop has the benefit of powered roller shutter doors, 3 phase electricity, lighting and WC facilities. There is free car parking and CCTV security.

### AVAILABLE WORKSHOPS

Subject to Change

Unit 22 - 1182 sq.ft

Unit 25 - 1197 sq.ft

### CAR PARKING

There is ample business and visitors car parking on site, provided in marked tarmac spaces to the front and sides of the centre.

### LEASE TERMS

The workshops are available on flexible terms, with simple, quick and easy agreements, enabling a swift move.

### SERVICES

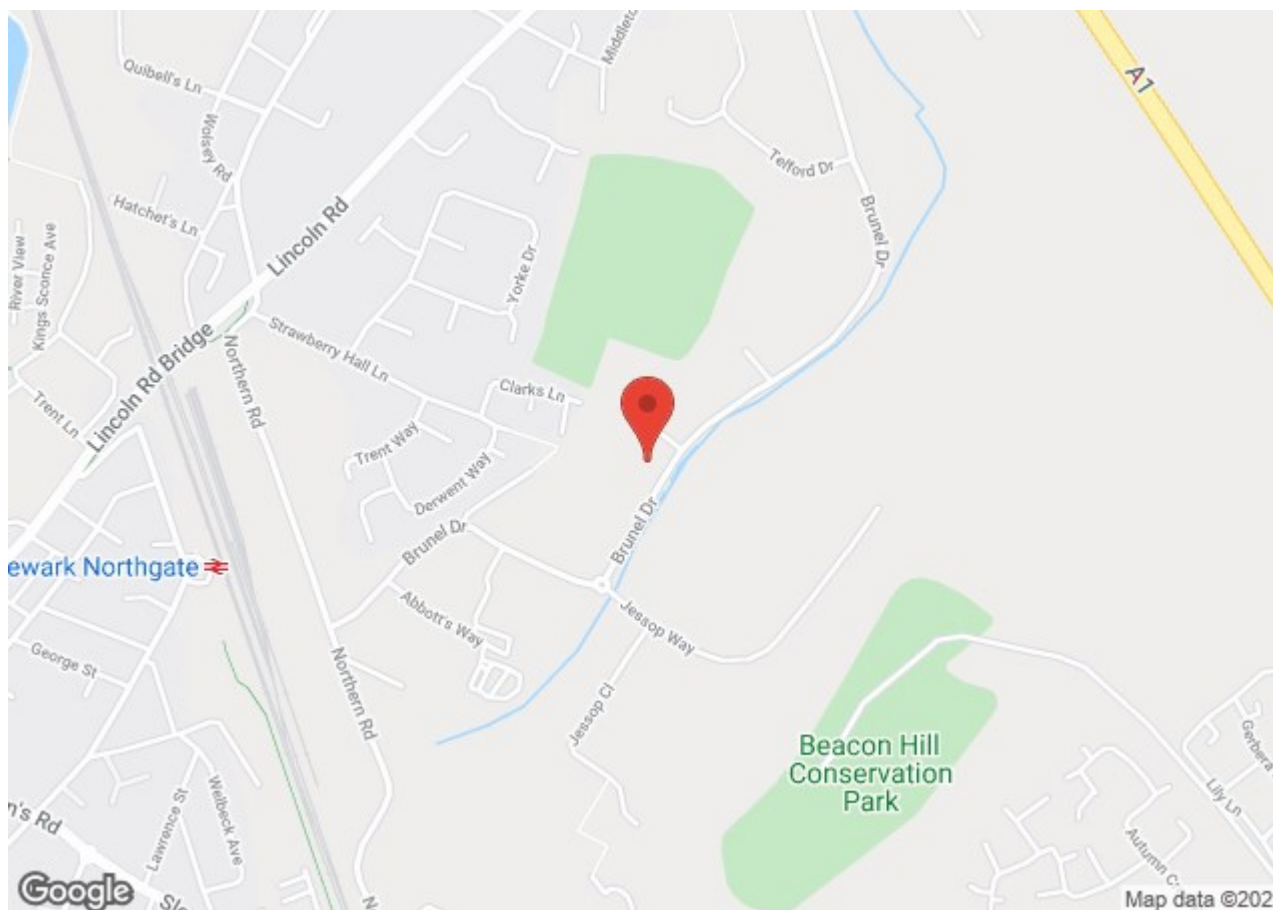
The rent excludes business rates, water, electricity, IT and telecom charges.

### VIEWING

Strictly by appointment with Richard Watkinson & Partners. For more information please contact Kirsty Keeton: [kirsty@richardwatkinson.co.uk](mailto:kirsty@richardwatkinson.co.uk)







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Thinking of selling? For a FREE no obligation quotation call 01636 611811



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