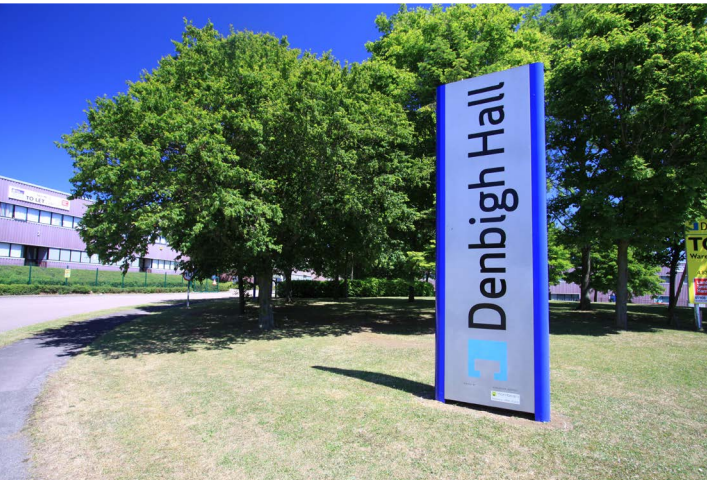


UNIT 19

Denbigh Hall

WATLING STREET | MILTON KEYNES | MK3 7QT



INDUSTRIAL / WAREHOUSE UNIT TO LET

13,838 sq ft (1,285.58m²)

AWAITING REFURBISHMENT • SECURE SITE WITH GATED ENTRANCE • EXCELLENT PARKING • EASY ACCESS TO A5 & M1

UNIT 19

Denbigh Hall

WATLING STREET | MILTON KEYNES | MK3 7QT

LOCATION

Denbigh Hall estate is located south of Central Milton Keynes, at the junction of Watling Street V4 and Standing Way H8 (A421) and close to the A5 dual carriageway. Junction 14 of the M1 motorway is three miles away, Junction 13 is six miles away.

Milton Keynes remains one of the fastest growing urban areas in the country. The population is in excess of 250,000 and is expected to rise to over 500,000 over the next 10 years.

Milton Keynes also provides mainline railway services to London, Birmingham and beyond.

DESCRIPTION

The estate benefits from a gated entrance and perimeter fencing. All of the units are of steel frame construction, with a clear internal eaves height of 17' 9" (5.4m) to the warehouse area and two storey offices to the front of the buildings. To the rear is a sectional overhead loading door leading out to the service yard.

Ample parking is available on the estate. The accommodation at Denbigh Hall provides functional space in an attractive and secure working environment. The property will be subject to a refurbishment in Summer 2018, full details available on request.

ACCOMMODATION

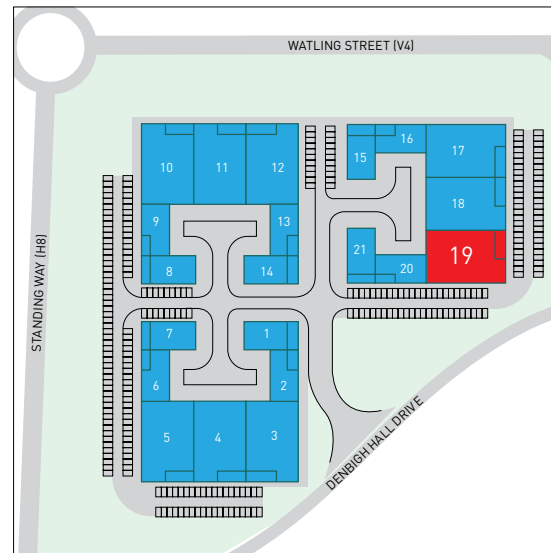
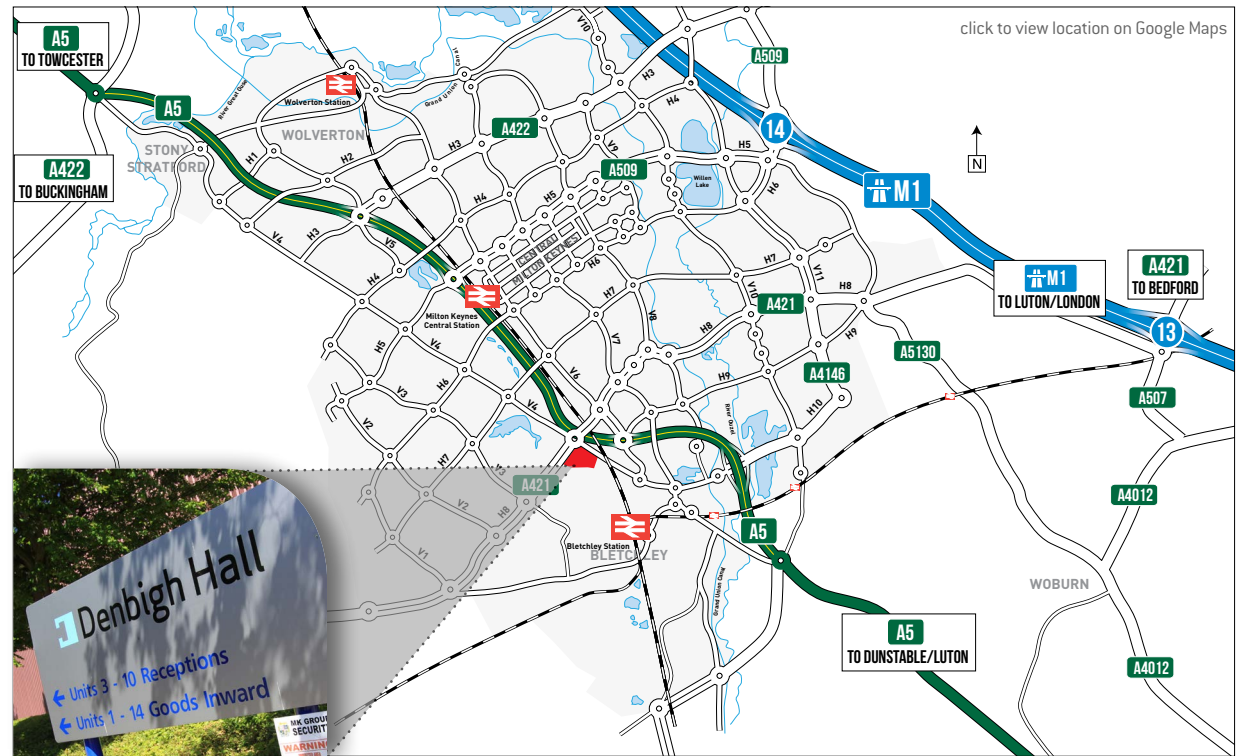
The units are available individually or in combination.

UNIT 19	13,838 sq ft	(1,285.58 m ²)
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EPC'S

Unit 19 has an EPC asset rating of E-116.

[Click here to download EPC](#)



TERMS

Unit 19 is available Autumn 2018 on new full repairing and insuring lease at a rent of £90,000pa + VAT.

VIEWING & FURTHER INFORMATION

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