



TO LET

UNITS 39, 40, 42, 43 HONEYPOT LANE INDUSTRIAL ESTATE, HONEYPOT LANE,
COLSTERWORTH, NG33 5LY

564-2,257 Sq M (6,075-24,300 Sq Ft)

- Industrial/warehouse units
- Available jointly or separately
- Flexible Terms
- Access to the A1

LOCATION

Honeypot Lane Industrial Estate, has access to the southbound carriage way of the A1, is situated on the southern side of Honeypot Lane, Colsterworth. It is approximately 7 miles south of Grantham, 12 miles west of Bourne and 15 miles north of Stamford.

DESCRIPTION

Detached industrial/warehouse units of steel portal frame construction with full height cladding and electrically operated roller doors. Eaves height of 6.7m (22 ft). The unit will be refurbished.

There are two transformers on site providing 1,500KVA (100 and 500 respectively). The site is fully drained and there are two weighbridges.

ACCOMMODATION

The units can be divided to suit individual requirements.

EPC

Units 39-40 – C Rating
Units 42-43 – D Rating

PLANNING

The existing planning consent is for factory/warehouse use (B2/B8). Interested parties are advised to make their own enquiries direct with the Local Planning Authority.

RATING

According to the Valuation Office Agency web site each unit has a rateable value of £33,750.

SERVICES

Electricity and mains water are available to the site.

TENURE

The units are available to rent on terms to be agreed.

RENT

Confirmation of the rent is available upon request.

VAT

The position as regards to VAT is reserved at all times.

SERVICE CHARGE

There is a service charge payable to cover maintenance of common areas and security.

LEGAL COSTS

Each party will be responsible for their own legal fees in this matter.

VIEWING

Strictly by appointment only through:-

William Rose

Email : wrose@savills.com

Tel : 01733 201391



Similar unit after refurbishment



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Figures quoted in these particulars may be subject to VAT in addition.

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