

KINGSLEY OFFICE PARK

Building 3, Runcorn Road, Lincoln, LN6 3TA

[Home](#) [Description](#) [Specification](#) [Site Plan](#) [Aerial](#) [Location](#) [Gallery](#) [Terms](#) [Enquiries](#)

OFFICES TO LET

BUILDING 3



From 1,260 sq ft (117 sq m) - 2,595 sq ft (241 sq m)
Whole building available 5,200 sq ft (483 sq m)

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Description

The available space comprises ground and first floor office accommodation and is of a high specification construction complete with feature entrance, landscaping and infrastructure.



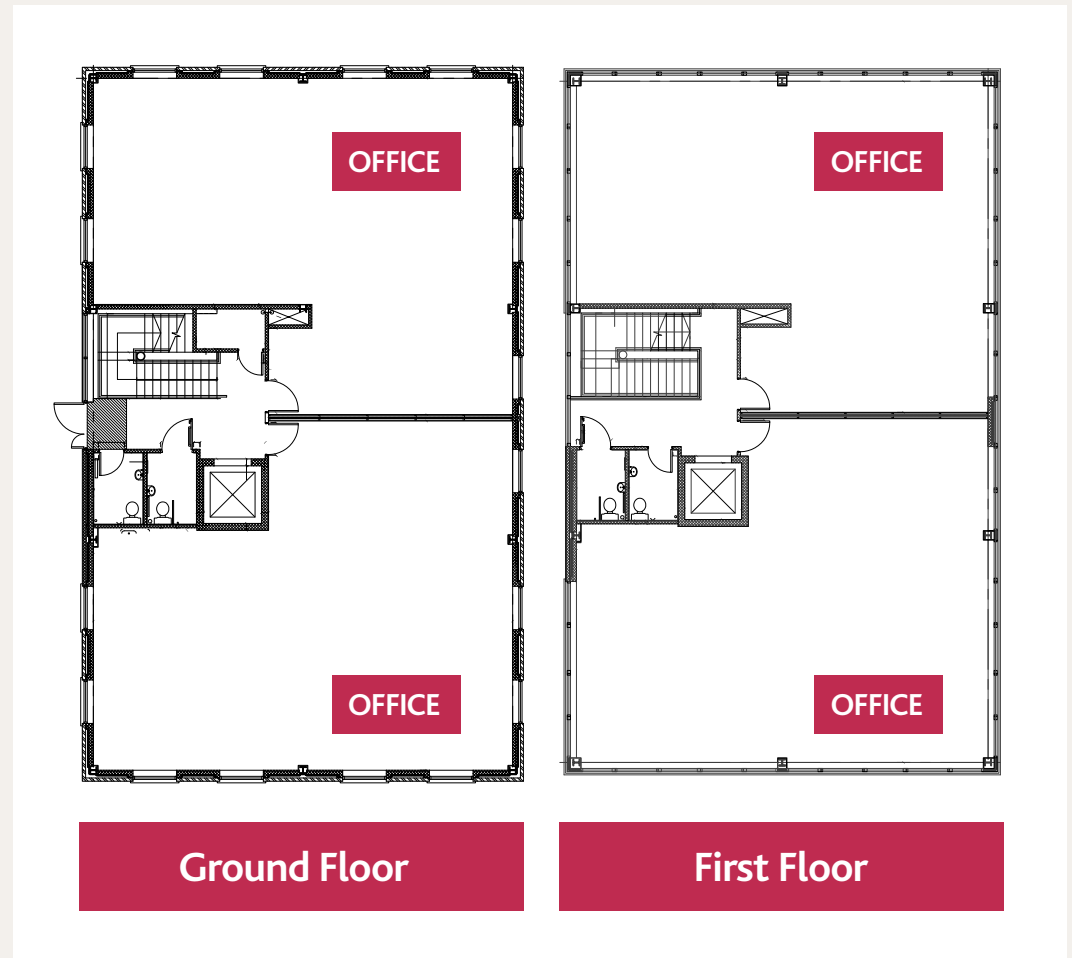
Specification

Includes

- Solid concrete floors
- VRF cooling and heating
- Suspended ceilings with integral lighting
- Perimeter trunking for power and data
- 17 car parking spaces (including one disabled car parking space)

Floor Areas

Ground floor left	1,260 sq ft - 117 sq m
Ground floor right	1,335 sq ft - 124 sq m
First floor left	1,270 sq ft - 117 sq m
First floor right	1,335 sq ft - 124 sq m
Total	5,200 sq ft - 483 sq m



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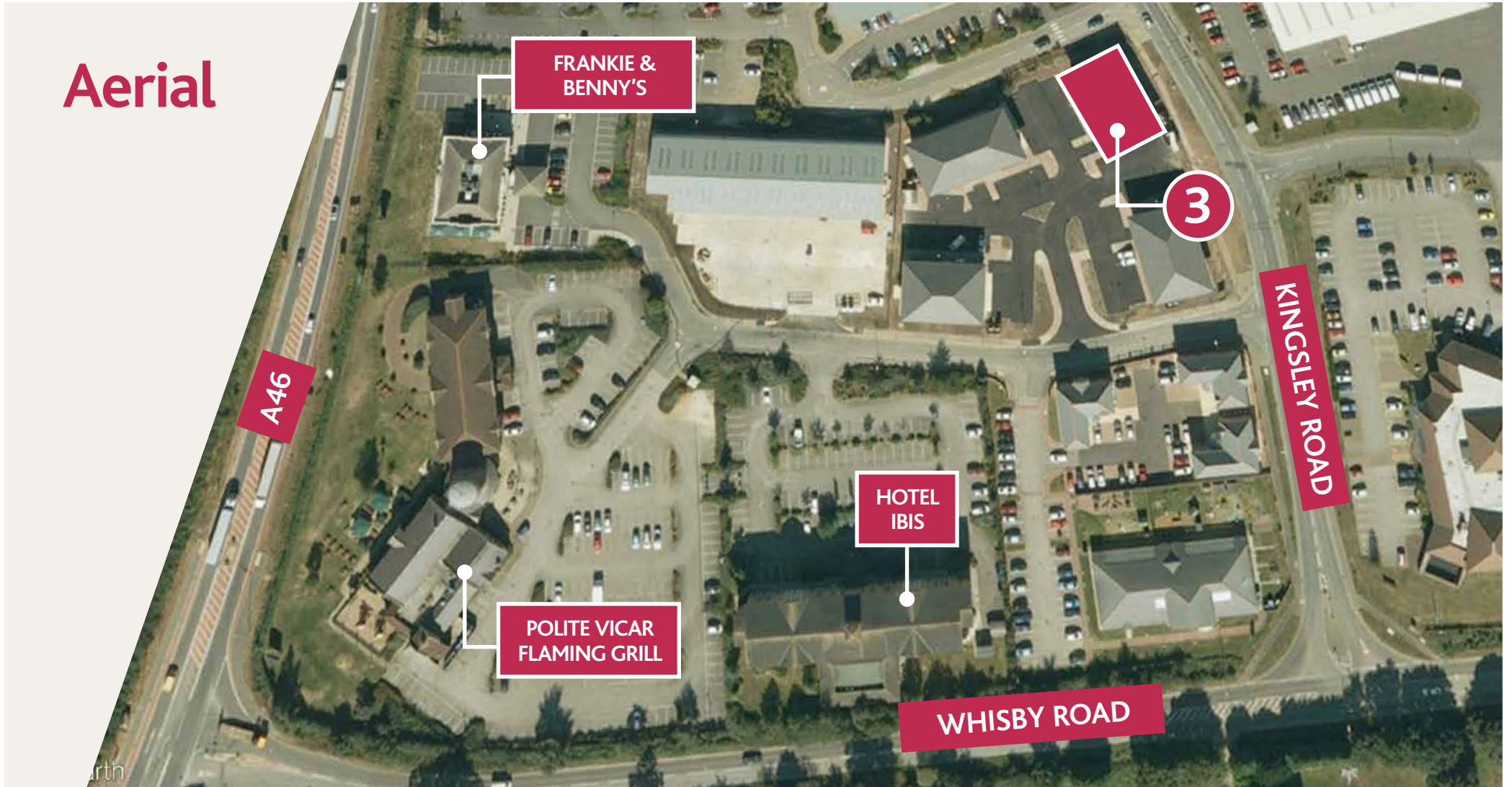
Site Plan



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[Home](#) [Description](#) [Specification](#) [Site Plan](#) [Aerial](#) [Location](#) [Gallery](#) [Terms](#) [Enquiries](#)



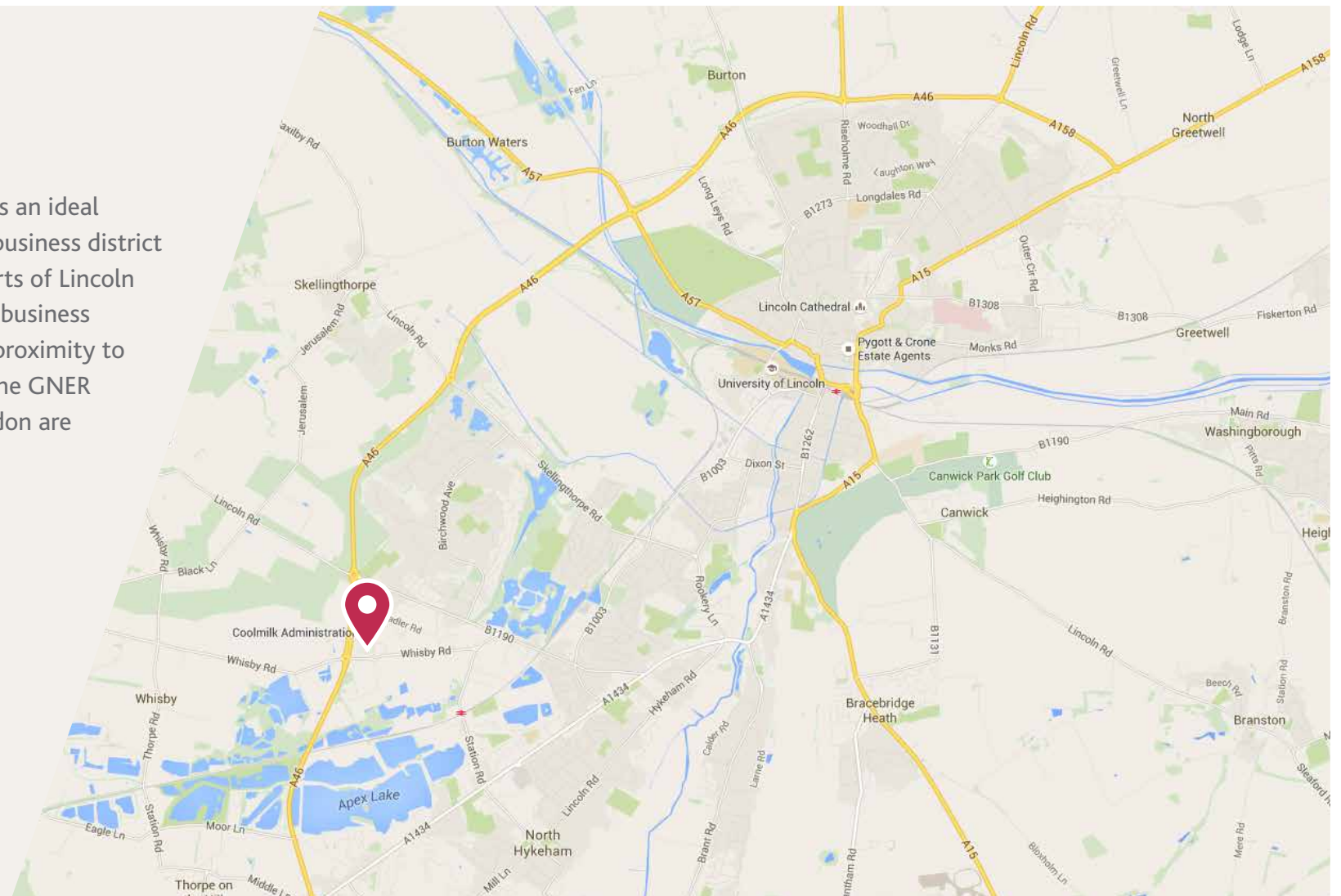
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Location

Kingsley Business Park enjoys an ideal location in the heart of the business district on the south western outskirts of Lincoln known as Lincoln Fields. The business park benefits from its close proximity to the A46 bypass. The A1 and the GNER mainline to Kings Cross London are 20 minutes drive away.



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[Home](#) [Description](#) [Specification](#) [Site Plan](#) [Aerial](#) [Location](#) [Gallery](#) [Terms](#) [Enquiries](#)

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[Home](#) [Description](#) [Specification](#) [Site Plan](#) [Aerial](#) [Location](#) [Gallery](#) [Terms](#) [Enquiries](#)

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[Home](#) [Description](#) [Specification](#) [Site Plan](#) [Aerial](#) [Location](#) [Gallery](#) [Terms](#) [Enquiries](#)

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[Home](#) [Description](#) [Specification](#) [Site Plan](#) [Aerial](#) [Location](#) [Gallery](#) [Terms](#) [Enquiries](#)

Terms

The accommodation is available as a whole or in individual suites by way of a full repairing and insuring lease for a term of years to be agreed.

Legal Costs

Each party to bear their own legal costs.

VAT

Prices, outgoings and rentals where quoted are exclusive of but may be liable to VAT at the prevailing rate.

EPC

To be supplied.

Prices

Rents and outgoings on application.



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HOME DESCRIPTION SPECIFICATION SITE PLAN AERIAL LOCATION GALLERY TERMS ENQUIRIES

Enquiries

stratos_{pdi}

www.stratospdi.com

Graeme Wood

01565 632 482

graeme@stratospdi.com

Pygott & Crone

Robert Waterhouse BSc (Hons)

Commercial Surveyor

01522 536 777

rwaterhouse@pygott-crone.com

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