

Industrial

Unit 5-7 | Stretton Business Park

📍 Brunel Drive, DE13 0BY

Unit 5-7 | 32,769 sq ft

High quality industrial space with office accommodation

This unit can be occupied for a diverse range of uses, including light industrial and manufacturing, storage, trade counter and leisure (subject to change of use). Benefitting from generous front of unit car parking and good loading and circulation space, the unit contains modern office accommodation, WC and kitchen facilities.

Lease Type

New



✔ Unit Summary

- Car Parking
- WC Facilities
- Electric Roller Shutter Door
- Office Accommodation
- Well Maintained Estate
- Flexible Space

£ Occupational Costs

	Per Annum	Per Sq Ft
Rent	£227,800.00	£6.95
Rates	£60,984.00	£1.86
Maintenance Charge	£25,224.15	£0.77
Insurance	£3,252.75	£0.10
Total Cost	£317,260.90	£9.68

Terms: Indicative rates payable only. Confirmation of rates payable should be sought from the Valuation Office Agency (www.voa.gov.uk). Units with a Rateable Value of less than £15,000 per annum may be eligible for full or partial Small Business Rates Relief. To find out if you qualify please see <https://www.gov.uk/apply-for-business-rate-relief/small-business-rate-relief> or read our rates blog.

➔ For more info please visit: unit.info/U002001

0800 122 3690

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Location

The Business Park is situated off Brunel Drive in Stretton, approximately two miles to the north of Burton-upon-Trent town centre and half a mile from the A38 Claymills junction, which provides excellent accessibility to the national motorway network



Road

Stretton Business Park is located half a mile from the A38 Claymills junction, providing excellent links throughout the UK motorway network



Airport

East Midlands Airport is situated approximately 17 miles to the northeast and within 30 minutes' drive



Rail

Stretton Business Park is located half a mile from the A38 Claymills junction, providing excellent links throughout the UK motorway network

Additional Information

Planning Class	General Industrial
Lease Summary	The unit is available on flexible terms. Please speak to a member of our team for more information
Viewings	Strictly by prior appointment with the agents.
Legal Costs	Each party will be responsible for their own legal costs incurred.
EPC	C

Key Contacts



Industrials Asset Manager

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