

WAREHOUSE /
INDUSTRIAL
SPACE

TO LET

PRECEDENT DRIVE,
MILTON KEYNES



ADDRESS AND SIZE

Milton Keynes, South East

32,813 sq ft

SUMMARY

Precedent House is the perfect space for any large business seeking a high quality, reputable property.

VIEWING

Arrange a viewing with one of our property team using contact details below. Pall Mall Estates have a wide range of low cost commercial properties across the UK. Get in touch with us today!

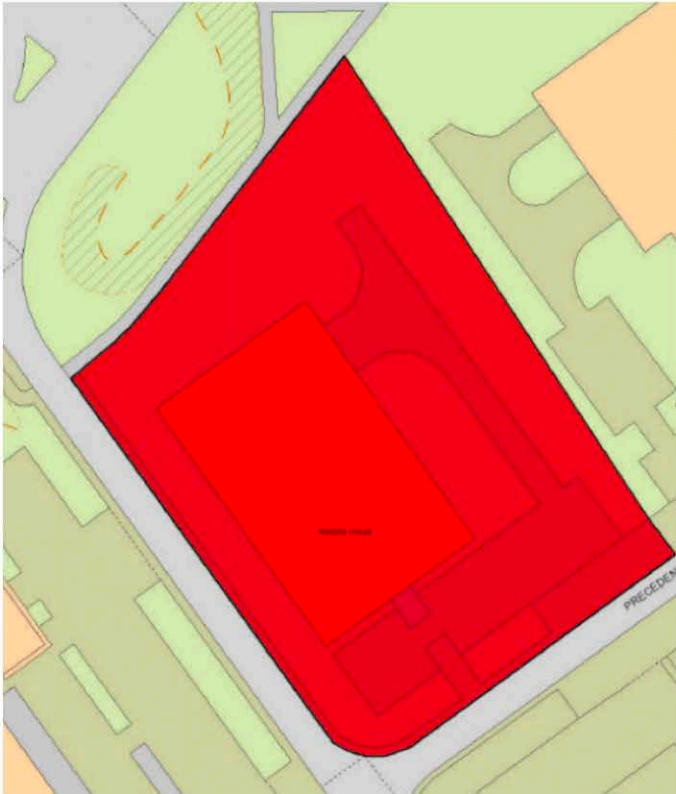
GET IN TOUCH

☎ 0121 228 0000

🌐 pallmallestates.co.uk



High value, low cost, flexible business space to let throughout the UK



THE PALL MALL PROMISE

With almost 5.5 million sq ft of business space in over 100 locations throughout the UK, Pall Mall Estates lets business space to over 350 businesses. We understand how crucial to your company the value you get from your business space is, not in just the low cost of the space, but the value of the terms too. Our customer focused approach to leasing means whether your company is a start up business or well established and looking to expand or downsize Pall Mall will have terms that give you flexibility.



HIGH VALUE



LOW COST



FLEXIBLE



0121 228 0000
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DESCRIPTION

Precedent House is the perfect space for any large business seeking a high quality, reputable property in which to base their new head office.

The building contains a two-storey, glass fronted office block and a superb steel portal frame warehouse to the rear. The warehouse has two electric roller shutter doors perfect for easy on-site access and a maximum eaves height of 22 ft.

The on-site office is a superb base from which to manage the whole of the property. It's stylish enough to impress any potential clients, and offers enough space to manage every aspect of the business under one roof.

LOCATION

Transport links to the venue are excellent. Located in Milton Keynes, Precedent House is within walking distance of Milton Keynes railway station, from where it's possible to reach London Euston within 30 minutes. This is perfect for any business looking to expand across the south of London.

UNIT SIZES

	Sq ft	Sq m
Warehouse	18,000	1,670
Offices		
Ground floor	7,200	670
First floor	7,200	670
Total	32,400	3,010

FEATURES

- Located in central Milton Keynes
- Excellent access to M1 motorway
- Eaves height 22 ft (6.7m)
- Incentives available to ongoing tenants
- High profile building
- Parking
- Large yard

LEASE TERM

The property is available to let on customer focused flexible lease terms with the benefit of a straightforward plain English lease and the benefit of no legal fees.

TERMS & CONDITIONS

Subject to contract. Misrepresentation Clause. Conditions under which particulars are issued by Pall Mall Estates for themselves, for any joint agents and for the vendors or lessors of this property whose agents they are, give notice that: (i) the particulars are set out as a general outline only for the guidance of intending purchasers or lessors and do not constitute, nor constitute part of, an offer or contract; (ii) all descriptions, dimensions, references to condition and necessary permission for use and occupation, and other details, are given in good faith and are believed to be correct but any intending purchasers or tenants should not rely on them as statements or representations of fact but satisfy themselves by inspection or otherwise as to the correctness of each of them; (iii) no person in the employment of Pall Mall Estates or any joint agents has any authority to make or give any representation or warranty whatever in relation to this property; (iv) all rentals and prices are quoted exclusive of VAT. December 2014.