

To let

Space for business

INDUSTRIAL/WAREHOUSE SPACE, CAR PARKING, OFFICE,
STREET FRONTAGE, SECURE YARD, CONCRETE LOADING AREA
15,250 sq ft (1,420 sq m)



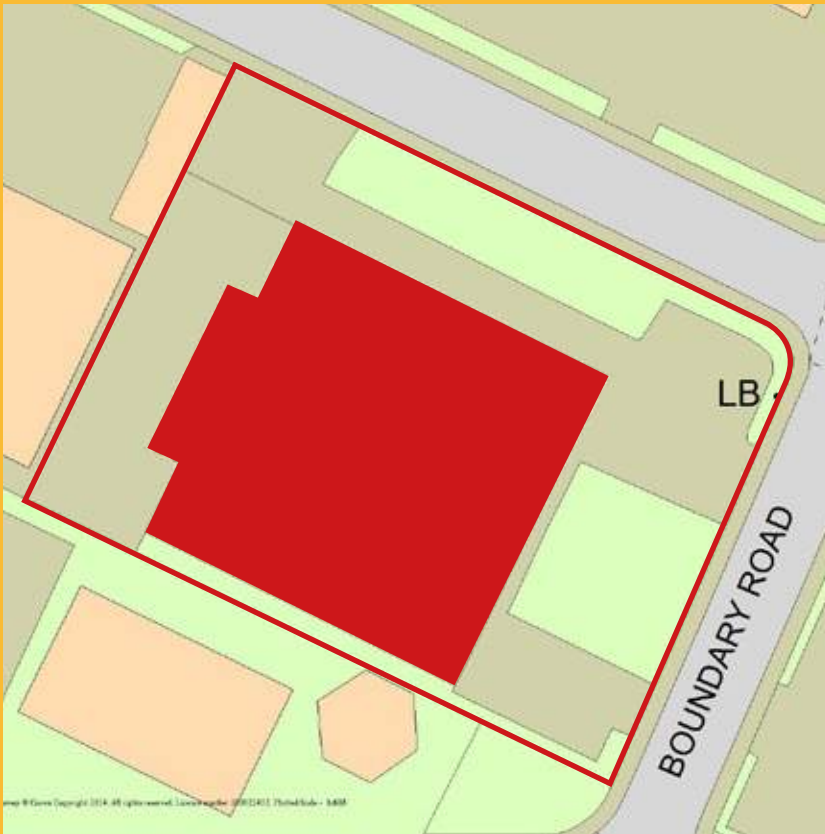
Unit 16 Boundary Road

Buckingham Road Industrial Estate,
Brackley, NN13 7ES



0121 228 0000
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High value, low cost, flexible business space to let throughout the UK



Description

Unit 16 Boundary Road is a detached industrial unit on a corner plot in Buckingham Road Industrial Estate. It comprises of a 3 bay portal steel framed unit with an eaves height of 4.8m (15 ft.). The two end bays each have a roller shutter door of 4.3m high by 4.8m wide. The central bay has a two floor office block that can be accessed from the street level. To the front of the unit there is concrete loading area that provides parking for 14 cars. To the rear there is a secure concrete yard of approx. 5,000 sq.ft.

Approximate driving distances

A43	0.4 miles
M40 (J10)	7.2 miles
M40 (J11)	10 miles
M1 (15a Northampton)	18 miles
Milton Keynes Station	21 miles

Unit Sizes

	Sq ft	Sq m
Unit 16	15,250	1,420

Features

- Three bay warehouse with office space
- Eaves height: 4.8m (15 ft)
- Rollers shutters: 4.3m high by 4.8m wide
- Secure rear yard
- Street frontage office space
- 14 Parking Spaces
- Concrete loading area

Lease Terms

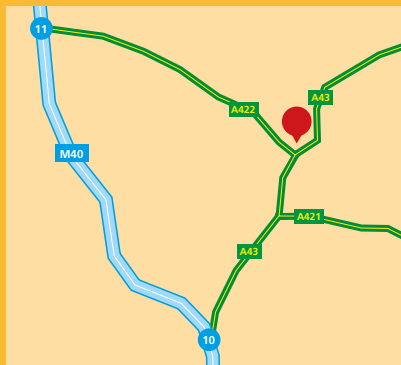
The property is available to let on customer focused flexible lease terms and the benefit of no legal fees. Incentives are available to the incoming tenant subject to lease length.

Viewing

By prior arrangement with Pall Mall or our agents – contact details below.

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.



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.



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