

Watling Park, Daventry, NN6 7XY

251,041 sq ft (23,322.47 sq m)

- Modern Distribution Warehouse with Fit-out
- Within the Golden Triangle, 5 miles from DIRFT
- Located off A5 within proximity to M1 Jcts 16 & 18
- Secure, self-contained 12.5 acre site
- Nearby occupiers; Royal Mail, Sainsbury's, XPO, Tesco & Eddie Stobart



Location

Watling Park is located directly off the A5 four miles to the east of Daventry Town Centre within the Golden Triangle. Daventry International Rail Freight Terminal (DIRFT) and Junction 18 of the M1 are both within 5 miles of the site. The location also benefits from being within 13 miles of the following arterial roads and motorways; A14, M1, M6, M45, A45 and A43.

Fast and accessible train connections to the north and south are also available to Northampton and Rugby, with a journey time of 45 minutes into London.

Specification

Warehouse / Yard

- 12m to underside of haunch rising to 13.9m at the apex
- 18 dock level loading doors including 3 double height
- 4 level access loading doors
- 50m yard depth
- Fluorescent strip lighting
- Sprinkler system
- Part racked (9,000 pallet spaces) with mezzanine floors and automated conveyor belts
- First Aid and security rooms
- CCTV
- 450 kVA power supply
- 36 HGV parking spaces

Office / Ancillary areas

- Reception
- 1 passenger lift
- Electric wall-mounted heaters
- Raised floors and mineral fibre suspended ceilings with comfort cooling
- 177 car parking spaces

EPC

This property has been graded as C (61).

Rent

Rent on Application

VAT

All prices, premiums and rents etc are quoted exclusive of VAT.



Viewing & Further Information

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