

TO LET - INDUSTRIAL

UNIT 23

Alpha Park, Peterborough, PE3 8AF



Key Highlights

- 1,432 sq ft
- Suitable for a range of uses - subject to planning
- Fenced and gated estate
- Flexible terms available
- Refurbished industrial/warehouse unit
- Parking in front of the unit and shared parking nearby
- Nearby occupiers include Young Marmalade, Spiral Gymnastics and Jensen Security

SAVILLS Peterborough
Stuart House
Peterborough PE1 1QF
01733 344 414
savills.co.uk



Location

Peterborough is an historic cathedral city and unitary authority area in the east of England. It is the largest city in Cambridgeshire with a population of in excess of 200,000 and is currently one of the fastest growing cities in terms of population in the UK with a predicted population of 220,000 in the coming years.

Alpha Park is situated within the Bretton Industrial Area of the city, approximately 2.5 miles north-west of Peterborough city centre and less than one mile from J17 of the Soke Parkway/A47 (Peterborough Parkway system) which provides access to the A15 and A1(M). Nearby occupiers include Peterborough Ice Rink, Bounce Trampoline Centre and Safari Adventure Soft Play Centre.

Description

The property comprises an end of terrace unit of steel portal frame construction. It has an up and over loading door leading into the warehouse where there is a small office, WC and kitchenette.

Externally there is car parking in front of the unit and shared parking close by if additional spaces are required.

Terms

The property is available to let on terms to be agreed - guide rent £11,000 per annum exclusive.

Viewings

Strictly by appointment with the joint agents, Edward Gee, Savills and Julian Welch of Eddisons 01733 897722



Contact

Edward Gee BSc (Hons) MRICS

+44 (0) 1733 209 906

+44 (0) 7807 999 211

egee@savills.com

William Rose BSc MRICS

+44 (0) 1733 201 391

+44 (0) 7870 999 566

wrose@savills.com

IMPORTANT NOTICE

Savills, their clients and any joint agents give notice that: 1. They are not authorised to make or give any representations or warranties in relation to the property either here or elsewhere, either on their own behalf or on behalf of their client or otherwise. They assume no responsibility for any statement that may be made in these particulars. These particulars do not form part of any offer or contract and must not be relied upon as statements or representations of fact. 2. Any areas, measurements or distances are approximate. The text, photographs and plans are for guidance only and are not necessarily comprehensive. It should not be assumed that the property has all necessary planning, building regulation or other consents and Savills have not tested any services, equipment or facilities. Purchasers must satisfy themselves by inspection or otherwise. Generated on 23/02/2021

savills