

# Granby Trade Park

MILTON KEYNES MK1 1NW

## UNIT 20 **TO LET**

2,326 sq ft (216.09 sq m)

**LIGHT INDUSTRIAL/  
WAREHOUSE UNIT  
RECENTLY REFURBISHED**

Available January 2024

Estate occupiers include:



Near to:



MK1 SHOPPING  
& LEISURE PARK  
MILTON KEYNES



Travis Perkins



Opposite:



Easy access to:





Unit 20 sits within the courtyard on the right hand side of the estate. A shared car park sits at the front of the courtyard.

Specification includes:



4.8M EAVES  
HEIGHT



1 X ROLLER  
SHUTTER ACCESS



EPC - C72

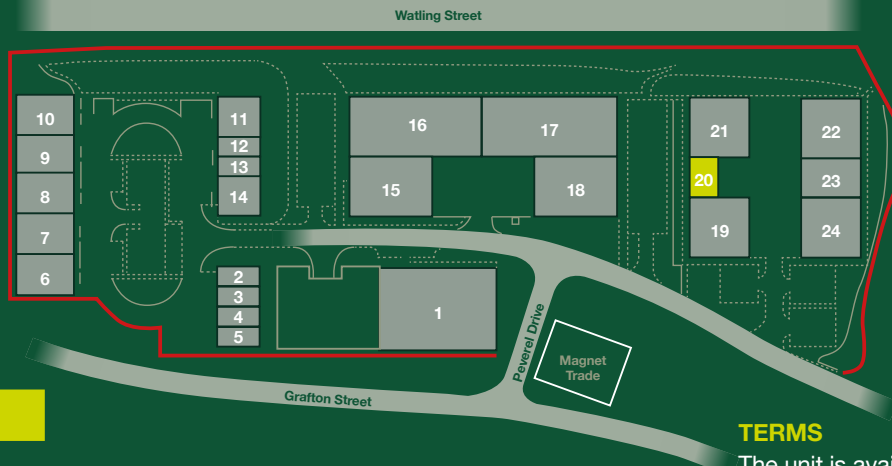


GENEROUS  
LOADING BAY ACCESS



RECENTLY  
REFURBISHED

SITE PLAN



#### TERMS

The unit is available on new FRI lease terms. Rent available on request.

#### SERVICE CHARGE

A service charge will be payable for the maintenance and upkeep of the estate.

#### BUSINESS RATES

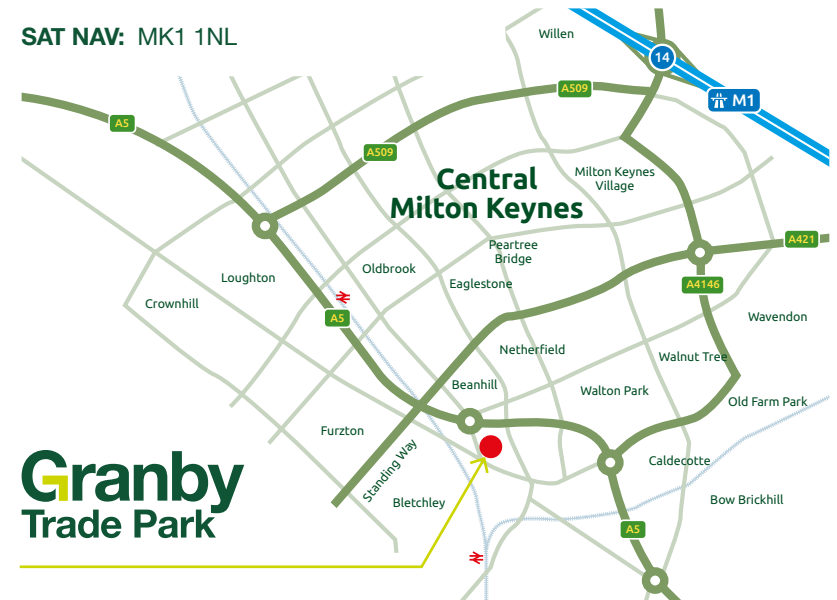
The Unit has a Rateable Value of £27,000 within the 2023 Rating List which equates to approximate rates payable in 2023/24 of £13,824.

#### PERMITTED USE

B1 (Light Industrial) and B8 (storage and distribution).



SAT NAV: MK1 1NL



**Granby  
Trade Park**

#### LETTING AGENTS:

For further information or to view contact:



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