

**TO LET**

**OPEN STORAGE  
OPPORTUNITY**

**0.46 ACRES**

A180

**THE SITE**

**PORT OF GRIMSBY**

/// [latter.makes.visit](https://latter.makes.visit)



24/7 PORT  
SECURITY



POWER  
AVAILABLE



PERIMETER  
FENCING

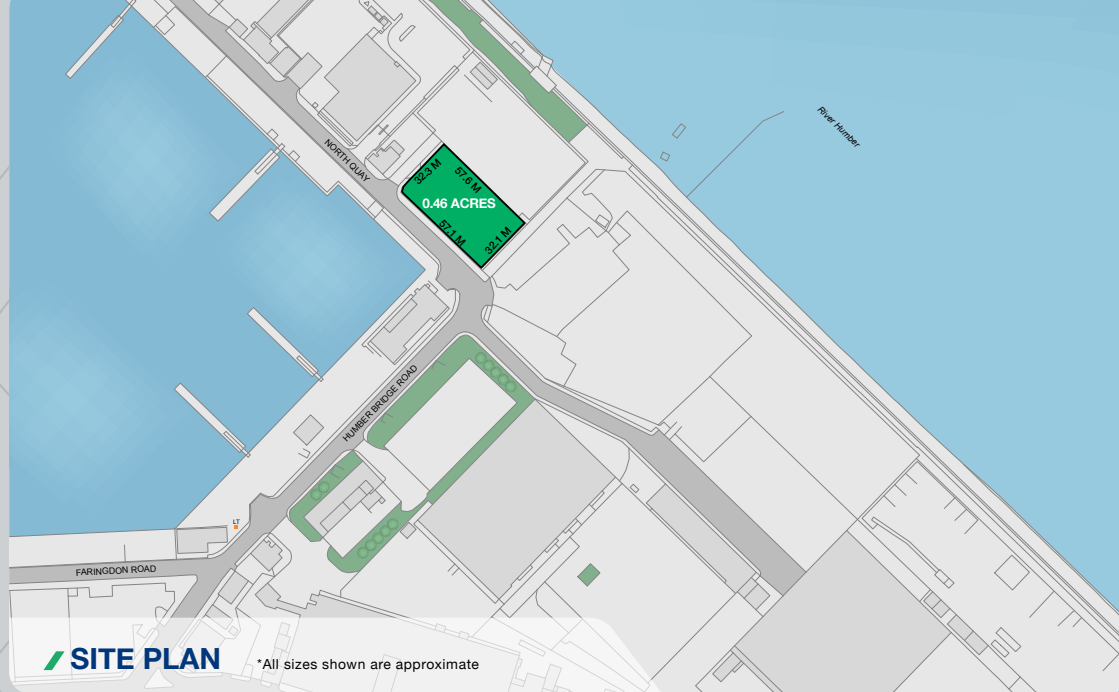
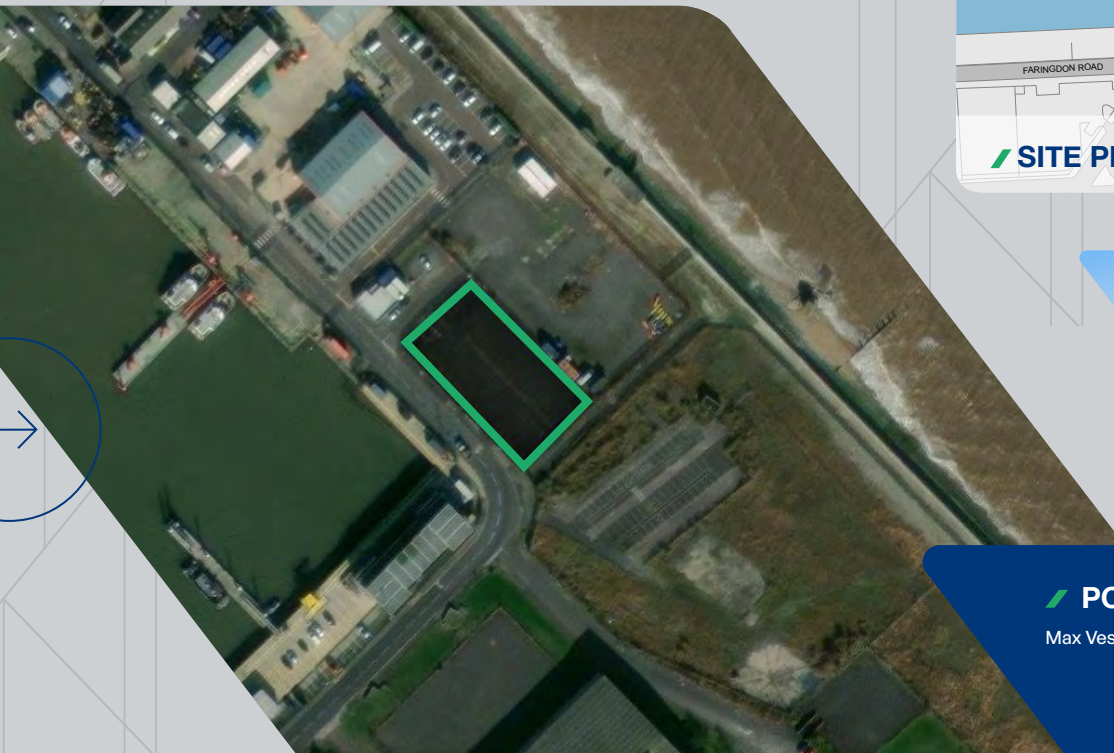


TARMAC  
SURFACE

## DESCRIPTION

The site comprises 0.46 acres of open storage land which benefits from the following specification:

24 HOUR SECURITY  
POWER AVAILABLE  
TARMAC SURFACE  
PERIMETER FENCING



### SITE PLAN

\*All sizes shown are approximate

## SERVICES

Electricity is available. Interested parties are advised to make their own specific enquiries to ABP.

## PORT CAPABILITIES

Max Vessel: Length 145 metres  
Beam 20.6 metres  
Draft 6.2 metres



## LOCATION

Located on North Quay at The Port of Grimsby, on the south bank of the Humber Estuary just seven miles from the open sea.

The M180/A180 runs to the dock entrance, providing fast links to the M18 and M1 to service the whole of the British Isles. There are also direct quayside rail connections which link the port to the national railway network.



### SEA

|            |                       |
|------------|-----------------------|
| Zeebrugge  | - 196 Nautical Miles  |
| Rotterdam  | - 199 Nautical Miles  |
| Antwerp    | - 200 Nautical Miles  |
| Hamburg    | - 373 Nautical Miles  |
| Gothenburg | - 491 Nautical Miles  |
| Helsinki   | - 1288 Nautical Miles |



### ROAD

|                |                        |
|----------------|------------------------|
| A180/M180 (J5) | - 23.8 km / 14.8 miles |
| M18 (J5)       | - 64 km / 40 miles     |
| A1(M) (J35)    | - 82 km / 51 miles     |

### VAT

VAT will be charged on all costs.

### SERVICE CHARGE

A provision will be included in any lease for each tenant to pay a sum to contribute to the cost of maintaining the common areas of the port estate.

### VIEWING

Viewings are strictly by appointment only. Please contact the letting agents for further information.

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