

UNIT 9 TO LET

96,856 ft² (8,998 m²)



3.45 ACRE
SECURE YARD



PV ROOF
PANELS



BRAND
NEW ROOF



www.ipif.com/bartonpark

REFURBISHED INDUSTRIAL / WAREHOUSE UNIT

UNIT 9, BARTON PARK INDUSTRIAL ESTATE
CHICKENHALL LANE, EASTLEIGH SO50 6RR

IPIF



On behalf of the landlord



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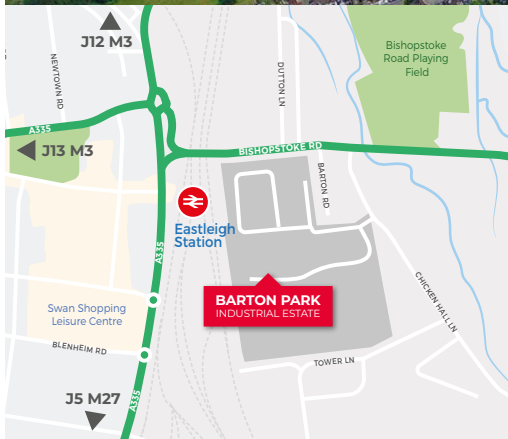
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LOCATION

Barton Park Industrial Estate is located off Chickenhall Lane which is accessed off the Bishopstoke Road (B3037). The property is a short distance to the east of the A335. In turn the A335 provides access to junction 12 and 13 of the M3 and junction 5 of the M27. Eastleigh is a well-established industrial location with the town centre located approximately 6 miles to the north of Southampton City Centre and 8 miles to the south of Winchester. Eastleigh Station is approximately ½ a mile from the site providing direct access to London Waterloo with a journey time of approximately 1 hour.



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BARTON PARK

INDUSTRIAL ESTATE

CHICKENHALL LANE,
EASTLEIGH SO50 6RR

ACCOMMODATION

Available accommodation comprises of the following gross internal areas:

UNIT 9	FT²	M²	EPC
Warehouse	96,856	8,998	B-50
3.45 Acre Yard	150,282	13,962	

DESCRIPTION

The property is a detached industrial/warehouse unit with large 3.45 acre secure self-contained yard.



SPECIFICATION

- New roof and PV panels
- Loading on two sides with 13no. ground level loading doors
- 9 electric shutters from 3m (w) x 4.27m (h)
- 5.98m to underside of roof truss
- 3 phase power supply
- Concrete floor
- 3.45 acre secure yard
- Suitable for 10,725 Euro Pallets or 7,150 UK Pallets



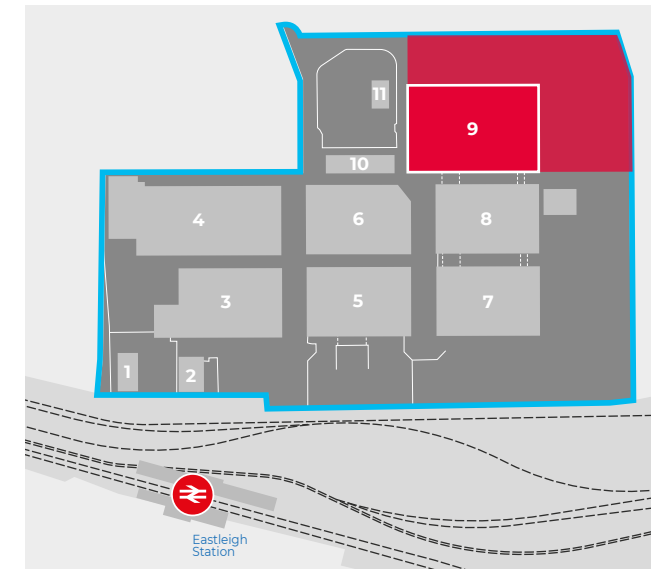
PV ROOF
PANELS



3 PHASE
POWER SUPPLY



5.98 M EAVES
HEIGHT



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