

TO LET / **OPEN STORAGE** / **OPPORTUNITY** / **UP TO 1.06 ACRES**

IMMINGHAM
CONTAINER TERMINAL

DFDS NORDIC
TERMINAL

THE SITE

PROPERTY



PORT OF IMMINGHAM

DN40 3LZ /// cans.thread.org.uk



24/7 PORT
SECURITY



PERIMETER
FENCING



HGV
ACCESS



COMPACTED
GROUND



HIGH MAST
LIGHTING

DESCRIPTION

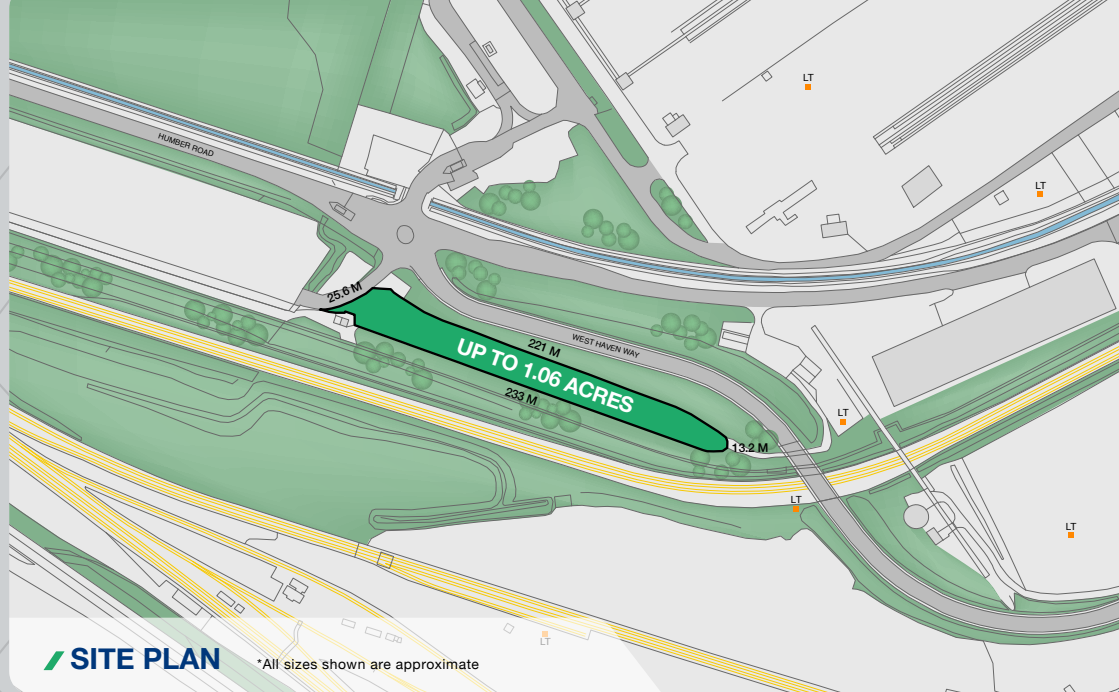
The site comprises up to 1.06 acres of open storage land which benefits from the following specification:

24 HOUR SECURITY

PERIMETER FENCING

HGV ACCESS

COMPACTED GROUND



SERVICES

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

PORT CAPABILITIES

Max Vessel: Length 220 metres
Beam 26.8 metres
Draft 10.36 metres



LOCATION

Located at the Port of Immingham within close proximity to the Port entrance, benefitting from fantastic access to high speed, congestion free road links to the A180 / M180 through to the M18 and M1 and the M62 via the Humber Bridge.

Humberside International Airport is 7.2 miles drive from the port and has a helicopter base to service the offshore industries.



SEA

Zeebrugge	- 200 Nautical Miles
Rotterdam	- 203 Nautical Miles
Antwerp	- 204 Nautical Miles
Hamburg	- 377 Nautical Miles
Gothenburg	- 495 Nautical Miles
Helsinki	- 1506 Nautical Miles



ROAD

A160/A180	- 4 km / 2.5 miles
M180 (J5)	- 20.4 km / 12.7 miles
M62 (J38)	- 53 km / 33 miles
M18 (J5)	- 61 km / 38 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.

IMPORTANT NOTICE RELATING TO THE MISREPRESENTATION ACT 1967 AND THE PROPERTY MISDESCRIPTION ACT 1991 (REPEAL) ORDER 2013
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