

WOOD MOOREA photograph of a detached office building with a dark brown wooden exterior and a green corrugated metal roof. The building features a series of white-framed windows along its side and a central white-framed glass door. The right end of the building is constructed of red brick with a gabled roof and a large arched window. The building is surrounded by greenery, including bushes and flowering plants, and is set against a clear blue sky.

Shelton Lodge Farm (Detached Office Building), Shelton, Newark, NG23 5JJ

To Let | 994 sq ft

DETACHED OFFICE/WORKSPACE TO LET on a secure popular farm estate.

woodmoore.co.uk

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Summary

- Rent: £10,000 per annum
- VAT: Applicable
- Legal fees: Ingoing tenant is liable for both parties legal costs
- Lease: New Lease

Further information

- [View details on our website](#)

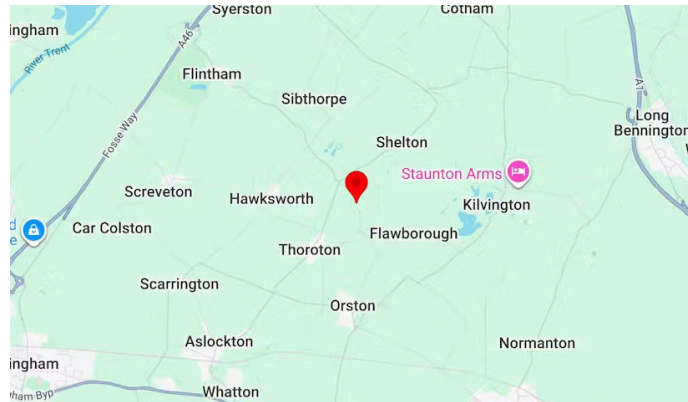
Contact & Viewings



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Description

Shelton Lodge Farm is situated in a rural setting less than a mile from the small village of Shelton. The site comprises a range of office and agricultural/storage buildings with ample circulation areas and site facilities. The site has good access and provides flexible accommodation.

Location

Shelton Lodge Farm enjoys a peaceful rural setting within the attractive Nottinghamshire village of Shelton, whilst remaining conveniently positioned for access to Newark-on-Trent and the wider regional road network. The property benefits from excellent connectivity to the A46, A1 and Newark North Gate station, offering direct rail services to London King's Cross.

Accommodation

A well appointed detached office building TO LET with ample parking, with its own toilet and kitchen facilities:

Description	Size	Tenure	Rent
Office D	994 sq ft	To Let	£10,000 /annum



Terms

The unit is available TO LET, by way of new effective full repairing and insuring lease with immediate occupation. A new lease can be agreed within a short timeframe where required on flexible terms. All rents include service and estate charges.

A deposit equivalent to 3 months rent will be required.

Services

Power (including 3 phase to some) is connected to each unit with heating to the office accommodation. Water charges are included within the rent, with electric charged separately.

VAT

VAT will be applicable.

Viewings

Viewings are strictly to be arranged via the sole agents, Wood Moore & Co.

