Industrial

To Let



Unit 36, Broomhouse Lane Industrial Estate, Broomhouse Lane, Edlington, Doncaster, DN12 1EQ

Industrial To Let, Doncaster

Summary

Tenure	To Let
Available Size	3,065 sq ft / 284.75 sq m
Rent	£29,500 per annum
Business Rates	Upon Enquiry
EPC Rating	Upon enquiry

Key Points

- Modern industrial/warehouses
- High quality space
- Modern open plan unit
- Established location
- Rarely available

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Description

**RARELY AVAILABLE TO LET **

The property is part of an estate comprising 11 Modern Industrial Units at Broomhouse Lane Industrial Estate of which only this and one other unit have recently come available. The units are of steel portal frame construction, providing high quality warehouse space, benefit from ground level roller shutter access doors and eaves heights of 5 metres.

Internally the units are predominantly open plan with disabled WC facilities in each and a kitchenette to the rear wall of this.

Externally the estate is landscaped and the units have shared yards to the front for loading and parking.

The property carries an additional Service Charge of £920.00 per year

Location

Broomhouse Lane Industrial Estate is located just off Broomhouse Lane to the east of New Edlington which lies less than 4 miles to the west of Doncaster town centre.

Motorways are easily accessible via Broomhouse Lane and Edlington Lane with junction 36 of the A1(M) being less than 2 miles to the north.

Doncaster is located in South Yorkshire approximately 30 miles southeast of Leeds and 25 miles northeast of Sheffield. The town has fantastic motorway links with junctions 3 and 4 of the M18 providing easy access to the A1(M), M1, M180, and M62 Motorways.

Viewings

Viewings strictly by prior appointment with the agents:

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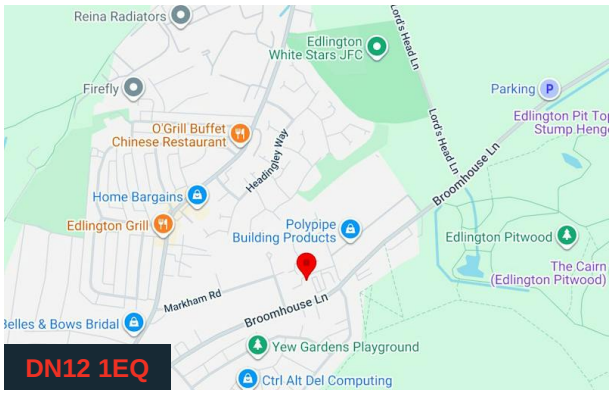

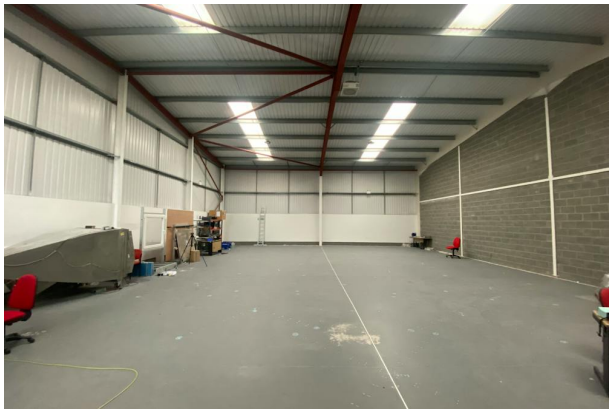



Viewing & Further Information



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