

EUROPARK

A5 WATLING STREET | RUGBY | CV23 0AL

www.europark.co.uk



MODERN INDUSTRIAL/WAREHOUSE UNITS FROM 5,217 - 60,000 SQ FT (484 – 5,574 SQ M)

- MODERN UNITS ON A SECURE AND WELL MANAGED ESTATE
- SECURE YARD AREAS AND ALLOCATED PARKING AVAILABLE
- EXCELLENT ACCESS TO M1/M6/A14
- CLEAN, TIDY, WELL MANAGED ESTATE
- BUILD TO SUIT OPPORTUNITIES AVAILABLE

LOCATION

- An established commercial location on the A5 in Rugby.
- The estate lies within the 'Golden Triangle' placing approximately 85% of England and Wales within four hour's drive time.
- Junction 18 and 20 of the M1, Junction 1 of the M6 and the A14 all accessible within minutes.
- Short distance from some of the leading distribution warehouse sites in the UK including Magna Park (Lutterworth) to the north and DIRFT to the south.

TERMS

Units are available to lease on standard commercial terms.



VAT

All rents and charges are quoted exclusive of VAT at the prevailing rate.

SERVICES

The estate provides water, drainage and three phase electricity at competitive rates via the onsite management company.

SERVICE CHARGE

Levied to cover the cost of common parts on the estate.

VIEWINGS

Viewing at any convenient time through the joint agents:

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