



FARADAY HOUSE

Davy Avenue | Knowhill | Milton Keynes | MK5 8HJ



**DETACHED WAREHOUSE/ HEAD OFFICE
BUILDING ON 2.2 ACRES**

FOR SALE



Steel-frame construction



Full-height glazing to the front elevation



Warehouse/production area with minimum internal clear height of 3.98m



Two surface level loading doors (3.0m x 2.5m)



100 car parking spaces (a ratio of 1 space : 387 sq ft)



3-phase electricity supply (KVA to be confirmed)

38,896 sq ft



Description

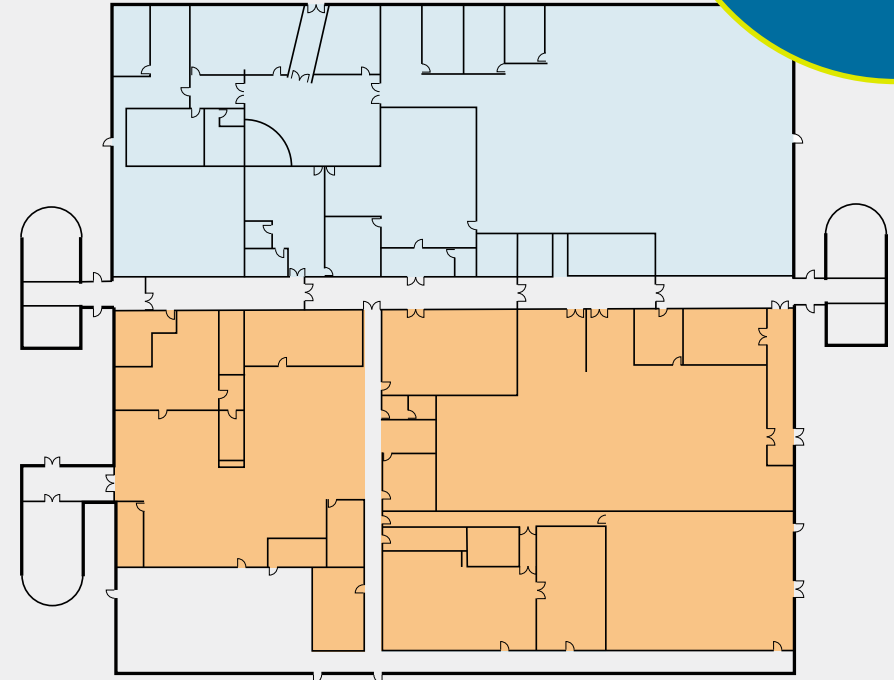
Faraday House is a detached headquarters warehouse/office building constructed in 1988. The property is of steel frame construction with an office area occupying the front section of the building, separated from the warehouse/production area by a service corridor, with large toilet and shower facilities at each end.

There is an extremely good level of natural daylight throughout the property provided by the fully glazed front elevation, the windows to the side elevations and the rooflights spanning the full width of the property.

Accommodation

The accommodation is all at ground floor level with the following gross internal floor areas:

Ground Floor Offices	15,306 sq ft	1,422 sq m
Production/Warehouse area	21,340 sq ft	1,982 sq m
Toilets	2,250 sq ft	209 sq m
Total	38,896 sq ft	3,613 sq m





EPC

C73 (Expiry March 25).

Viewing and Further Information

By appointment with the joint agents:

Tenure and Terms

Freehold, Price on application.
+ VAT if applicable.

01908 678 800
www.kirkbydiamond.co.uk

Paul Quy
07917 268 653
paul.quy@kirkbydiamond.co.uk

Paul Wise
07921 512 682
paul.wise@dvcommercial.co.uk

Eamon Kennedy
07887 835 815
eamon.kennedy@kirkbydiamond.co.uk

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Location

The building occupies a prominent and elevated corner plot at the junction of Davy Avenue and Roebuck Way, two of the main roads through the Knowlhill employment area of Milton Keynes.

Knowlhill has excellent road links to the rest of MK via the major urban "grid roads" H6 Childs Way, H7 Chaffron Way and V4 Watling Street. The property is 1.5 miles from Milton Keynes Central railway station and 4.0 miles from J14 of the M1 motorway.