

FOR SALE

(INVESTMENT)

Unit E Rhino Business Park Fauld Lane Tutbury Staffordshire DE13 9HR



DESCRIPTION

Rhino Business park is a brand new industrial development completed April 2008, situated within Castle point Park. The unit 1377 sq ft with 670 sq ft on a first floor mezzanine. Rhino Business Park comprises of 15 self contained units surrounded by a fenced, gated compound. Each high specification unit will include:

- Steel Framed Construction
- PVC coated & Insulated Profile Cladding
- Translucent Rooflights
- P A doors with 10 point locking system
- PVC coated & insulated roller shutter doors
- Power floated concrete floor
- Three phase power supply 30kva
- WC & hand wash facilities
- 5M eaves height
- Block paving to car parking areas & roadways
- Mezzanine first floor

LOCATION

Castle Point Park is situated towards the centre of the country and benefits from good road communications with A511, A515 & the A50, M1/M6 link road within close proximity.

SERVICES

Mains water, drainage and electricity are available and connected

PLANNING

B1 (Light Industry), B2 (General Industry) and B8 (Warehouse and distribution)

TENANT DETAILS

A J Communications

This company have recently won a contract to install sky dishes in the East Midlands area

Three year lease commencing January 2009

Rental

Year 1. £7200 pa + vat

Year 2. TBA

Year 3. TBA

For Sale Freehold
£118,000 + vat