

Upon Instructions from PSA Properties Ltd

An exciting new development of 15 business units of interest to small business and investors.
Rhino Business park, Fauld Lane, Tutbury DE13 9HR
Units available Now For Sale Freehold / To Let



DESCRIPTION

Rhino Business park is a brand new industrial development completed April 2008, situated with Castle point Park. The unit vary in sizes from 134 – 180 sq metres. 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
- WC & hand wash facilities
- Additional single units to works
- 5M eaves height
- Block paving to car parking areas & roadways
- Load bearing first floor level

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.

A50T	3 miles (4.8 km)
Birmingham	35 miles (56.3 km)
Burton on Trent	5 miles (8.0 km)
Derby	14 miles (22.5 km)
M1 J24	24 miles (38.6 km)
M6 J16	34 miles (54.7 km)
Uttoxeter	11 miles (17.7 km)

SERVICES

Mains water drainage and electricity will be available and connected

PLANNING

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

ACCOMODATION

The accomodation as been measured from plans supplied on a Gross internal Area (GIA) basis. Floor areas have been calculated plans supplied and include ground and first floor levels.

Unit A	1400sq ft	Sold
Unit B	1413sq ft	To Let/For Sale £112,500 + vat
Unit C	1413sq ft	To Let/For Sale £112,500 + vat
Unit D	1377sq ft	Sold
Unit E	1377sq ft	Let/For Sale £118,500 + vat
Unit F	1377sq ft	Let/For Sale £118,500 + vat
Unit G	1043sq ft	Let/For Sale £89,950 + vat
Unit H	1413sq ft	Sold
Unit I	1413sq ft	To Let/For Sale £112,500 + vat
Unit J	1413sq ft	Let/For Sale £118,500 + vat
Unit K	1413sq ft	Sold
Unit L	1413sq ft	To Let/For Sale £112,500 + vat
Unit M	1442sq ft	To Let/For Sale £120,000 + vat
Unit N	1450sq ft	Sold
Unit O	1872sq ft	Sold

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VIEWING

STRICTLY BY PRIOR ARRANGEMENT

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