

TO LET

1,196 - 2,691 Sq Ft

(111.11 - 249.99 Sq M)

- Open Plan & Private Offices
- Single & 3 Phase Electrics
- Kitchen & Staff Facilities
- Ladies & Gents WC Facilities



Buildings 146 & 300

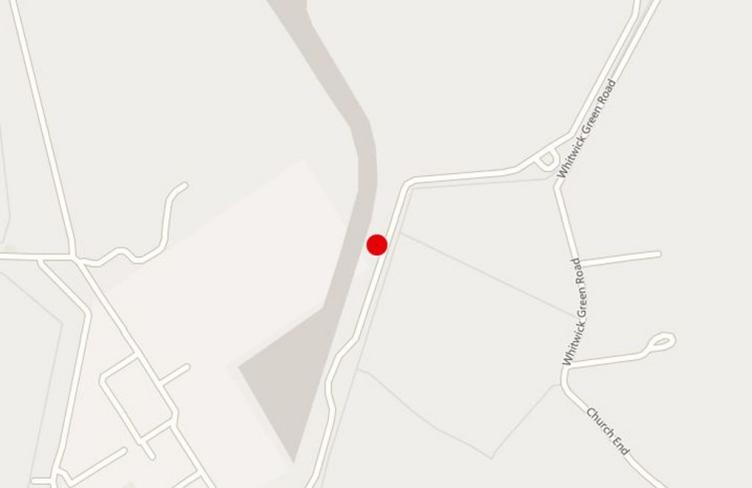
Bedford Technology Park, Thurleigh Road, Thurleigh, Bedford, MK44 2YP

 **KirkbyDiamond**

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kirkbydiamond.co.uk



LOCATION

- The premises are located on Bedford Technology Park some 8 miles north of Bedford just off the A6 linking up with the A45 to the north and the A421 to the south
- Positioned along a tree-lined driveway, Bedford Technology Park is a secure privately-owned 12 acre site, offering calm and tranquil surroundings in North Bedfordshire countryside. The site is a landscaped campus-style business and science park, which is fully managed and offers a range of laboratories, offices, high-tech spaces and storage.

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 Google Maps

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DESCRIPTION

- The premises comprise interlinked buildings which provide a range of office, workshop, storage and R & D facilities being potentially suitable for a wide range of uses
- The accommodation is to be found in very good condition and provides quality accommodation and a staff facilities
- There is also excellent on site car parking

TERMS

The premises are to be let on new effective full repairing and insuring terms at a rent of £20 per square foot exclusive.

The rent is inclusive of Business Rates and estate maintenance. Gas and electricity are charged separately.

ACCOMMODATION

Building 146	111.11 SQ M	1,196 SQ FT
Building 300	138.89 SQ M	1,495 SQ FT
Total	249.99 SQ M	2,691 SQ FT

*The property has been measured in accordance with the RICS Property Measurements Standard 6th Edition

EPC: Available on request

CONTACT:

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