

MADE
FOR
TRADE

BIGGLESWADE TRADE PARK.



Highly Prominent New Trade Units To Let **5,000 – 9,000 sq ft**

75% of the Scheme
Let / Under Offer

40,000 vehicle
movements a day

40,000 households
within 15 minute drive

Population catchment
of over 100,000 within
15 minute drive



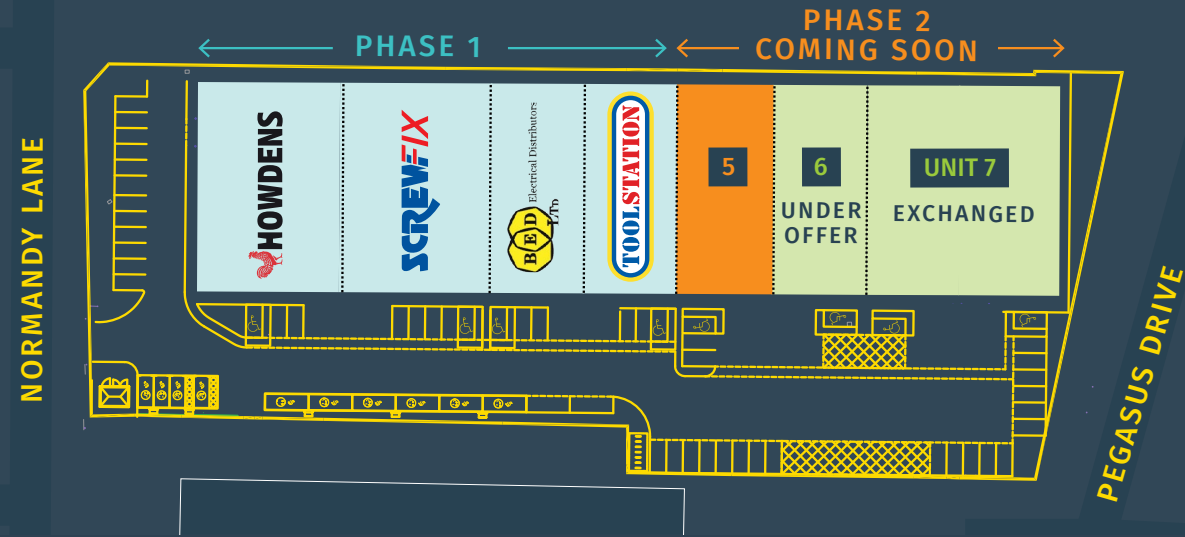
2 UNITS AVAILABLE



Biggleswade Trade Park comprises a terrace of 7 trade counter units.

The brand new units will join the existing trade park which fronts both Normandy Lane and Pegasus Drive, with a total trading area of over 41,000 sq ft.

The units will benefit from open plan trading areas, level entry doors, good natural light, eaves height of approximately 5.7 meters and green electricity generated via the on site rooftop solar array.



Unit	Warehouse (sq ft)
1	Let to Howdens
2	Let to Screwfix
3	Let to BED Electrical
4	Let to Toolstation
5	Available - 5,000 sq ft
6	Under Offer - 3,500 sq ft
7	Exchanged - 10,000 sq ft



➤ Normandy Lane SG18 8QB

FURTHER INFORMATION

VAT

All figures quoted are exclusive of Value Added Tax which will be charged at the prevailing rate.

Terms

Available on fully repairing and insuring leases, rent on application.

Rateable Value

Available upon request.

EPC Rating

EPC A on all units.

Estate Charge

An estate charge will be levied to cover repairs and maintenance of common areas, please refer to the retained agents for further details.

DUNMOORE 

dunmoore.co.uk

Further Information & Viewing

Please contact the agents below:



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