

TO LET

2,131 Sq Ft (197.97 Sq M)

- › A steel portal framed construction with steel sheet and brick cladding
- › Parking/loading and a full height roller shutter door
- › Occupiers on the estate include Screwfix, Toolstation, Subway & KFC
- › The premises has 3 phase power, kitchenette and WCs

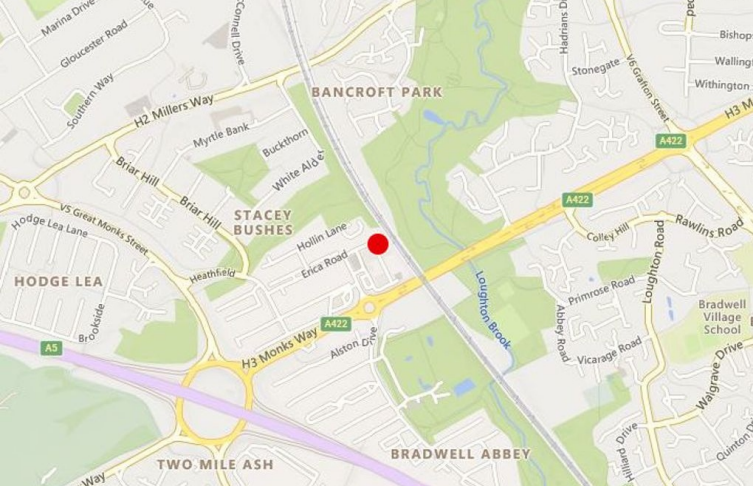


Unit 4

Stacey Bushes Trading Centre, Erica Road, Stacey Bushes, Milton Keynes, MK12 6HS

Contact: Paul Quy or Cristian Coccozza
Tel: **01908 678800**
eddisons.com





Location

- Stacey Bushes Trading Centre is prominently located on Erica Road which joins the A422 (Monks Way, H3) just off the Abbey Hill roundabout of the A5 dual carriageway and within easy reach of Central Milton Keynes which is a 5 minute drive.
- Occupiers on the estate include Screwfix, Toolstation, Subway & KFC.

/// what3words

///writings.absorbing.strikers

Google Maps

Click here



Description

- The premises situated on the rear terrace, is of steel portal framed construction with steel sheet and brick cladding.
- Parking/loading and a full height roller shutter door are provided.
- The premises has 3 phase electricity, kitchenette and WCs.
- Parking at front of unit.
- Ready for immediate occupation.

Accommodation (Gross Internal Area*)

Total	197.97 SQ M	2,131 SQ FT
-------	-------------	-------------

*The property has been measured in accordance with the RICS Property Measurements Standard 8th Edition

EPC: A-24

Business Rates: For the rates payable please contact us or www.voa.gov.uk

Contact:

PAUL QUY

[07917 268653 paul.quy@eddisons.com](mailto:paul.quy@eddisons.com)

CRISTIAN COCOZZA

[07810 746 885 Cristian.Cocozza@eddisons.com](mailto:Cristian.Cocozza@eddisons.com)

BTG Eddisons is a trading name of Eddisons Commercial Ltd, registered in England and Wales (No. 3280893). The company for itself and for the vendors or lessors of this property for whom it acts as agents give notice that (i) the particulars are set out as a general outline only for the guidance of intending purchasers or lessees and do not constitute part of an offer or contract (ii) all descriptions, dimensions, references to condition and necessary permissions for use and occupation and other details are given in good faith and are believed to be correct but any intending purchasers or lessees should not rely on them as statements or representations of fact but must satisfy themselves by inspection or otherwise as to the correctness of each of them (iii) no person in the employment of Eddisons has any authority to make or give any representation or warranty whatever in relation to this property.