

TO LET

1,457 Sq Ft (135.36 Sq M)

- › Detached Workshop / Industrial Unit
- › Roller Shutter Loading Door
- › External Space
- › New Roof

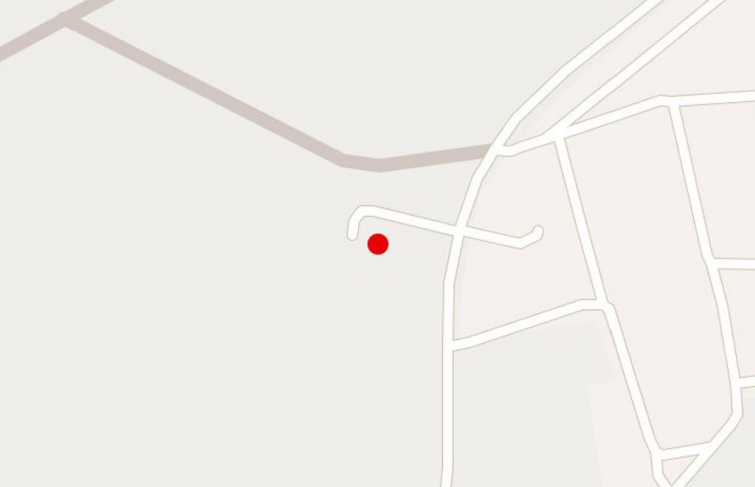


Unit 70

Little Staughton Airfield Industrial Estate, Little Staughton, Bedford, MK44 2BN

Contact: Nathan George or Charlotte Beard
Tel: **01234 905128**
eddisons.com





Location

- Little Staughton Airfield & Industrial Estate is located on the outskirts of the popular Bedfordshire Village of Little Staughton. The Airfield has a long history throughout WW1 & WW2 hosting both USAAF and RAF squadrons of bomber aircraft and private light aircraft still fly from the one remaining runway.
- The industrial estate is accessed via Colmworth Road approximately 5 miles from St Neots and 8 miles from Bedford. It's location also benefits from quick access to the A1 and A421 linking the A1 to the M1 at Junction 13



[Click here](#)



Description

- A detached workshop unit with roller shutter loading door and external space on the popular and secure Little Staughton Airfield.
- The building is mostly open plan in design and benefits from a new roof, electrics, lighting and 24 hour access. The estate is remote but secure with security barrier access.

Terms

Available by way of a new FRI/IRI lease for a term to be agreed at a rent of £13,000 per annum.

Accommodation

Unit 70	135.36 SQ M	1,457 SQ FT
Total	135.36 SQ M	1,457 SQ FT

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

Service Charge: Available upon request

Contact:

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