

Land at Private Road No.3 | Colwick | Nottingham | NG4 2JN

Storage land available with excellent road visibility in established industrial location

0.2 acres
(0.08 hectares)

- New fencing to be installed around the perimeter
- Excellent road frontage onto Private Road No.3 with secure entrance
- Suitable for a variety of uses (STP)
- Incoming water supply to site
- Popular industrial estate



TO LET



Location



Gallery



Contact





Site

The site extends to approximately 0.2 acres positioned on an open and level site and benefits from a frontage to Private Road No.3. The site is set to have new secure fencing around the perimeter with an entrance area.

There is an incoming water supply to the site and is suitable for open storage requirements amongst other uses (STP).

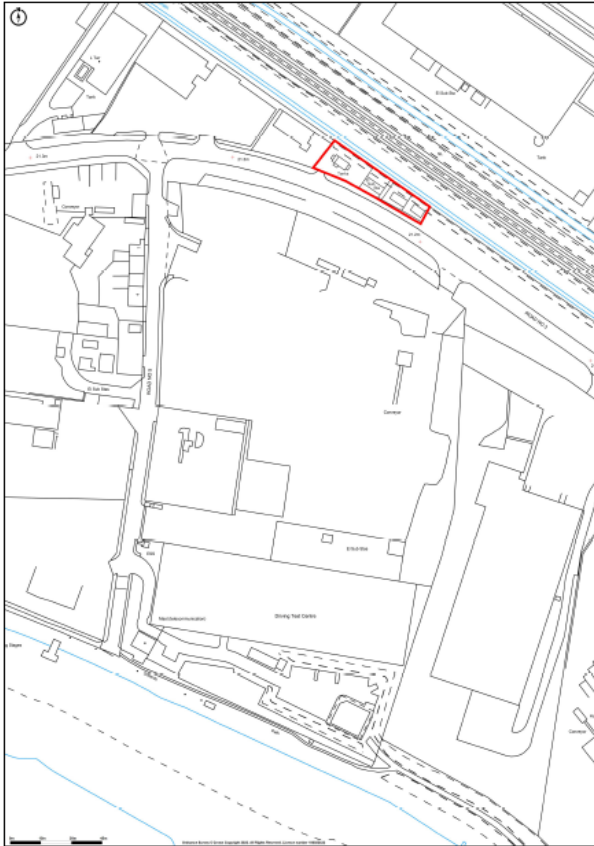
Location

The site is positioned fronting onto Private Road No.3 on the well-established Colwick Industrial Estate, just off the A612 (Colwick Loop Road). It is located with easy access to the A52 and the A46, approximately 5 miles east of Nottingham City Centre.

Nearby occupiers include Sainsbury's, MKM Building Supplies, Thames Reinforcement, Hillary's, amongst others. The site benefits from excellent transport links such as Netherfield Train Station, local bus routes and Nottingham Park & Ride.

Planning

It is understood that the previous use of the site was for open storage land. We advise that further enquiries are made to the local planning authority, if interested.





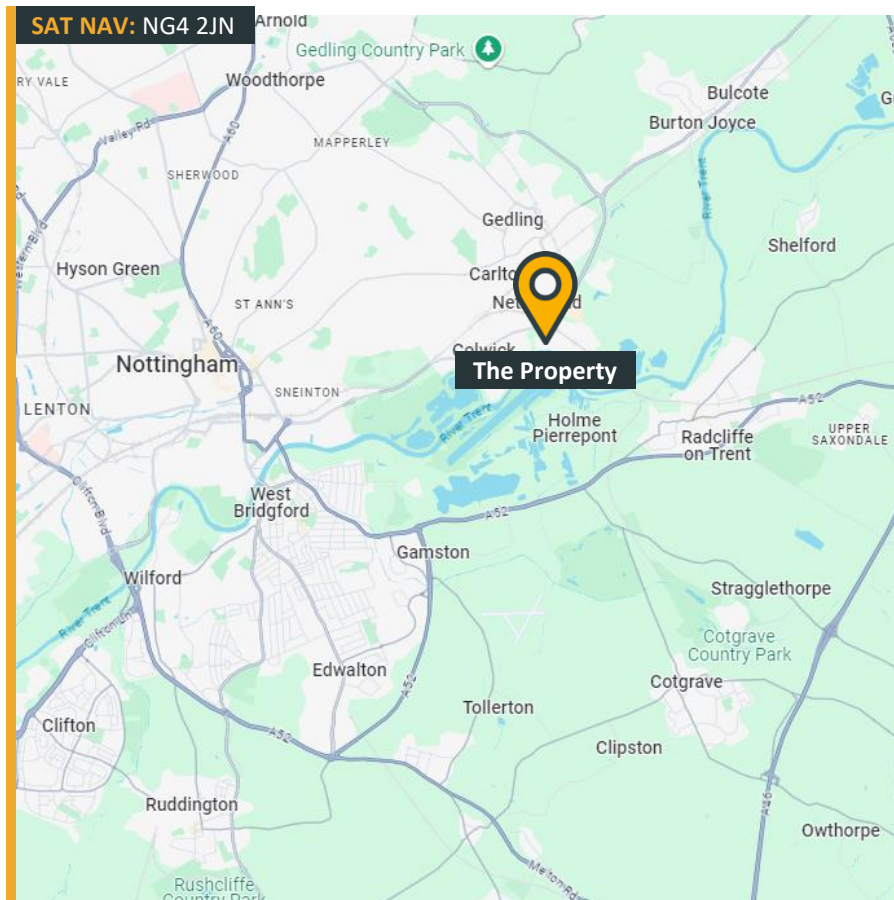
Location



Gallery



Contact



Rent

The land is available on a new lease for a term to be agreed. We are quoting a rent of:

£20,000 per annum
(Twenty thousand pounds)

Service Charge

It is understood that the land is subject to an annual service charge to cover the road maintenance in connection to the sewer (if applicable).

VAT

VAT is applicable to the rent and other costs falling under the lease at the standard rate.

Contact

For further information or to arrange a viewing please contact us by calling or clicking on the emails below:

Jamie Gilbertson

07747 665 941

jamie.gilbertson@fhp.co.uk

Amy Howard

07887 787 894

amy.howard@fhp.co.uk



Fisher Hargreaves Proctor Ltd

10 Oxford Street
Nottingham, NG1 5BG

fhp.co.uk