north 360 real estate

INDUSTRIAL & OPEN STORAGE SPECIALISTS

Yard, The Guide Business Centre, Duttons Way, Blackburn, BB1 2QR

TO LET



0.75 ACRES

32,670 SQ FT

TRAVEL LINKS

2 Minutes drive to Junction 5 M65 Motorway

KEY FEATURES

- tarmac yard surface
- Access to power and water
- Close proximity to M65 junction 5.
- 24/7 access
- Secure site, fully fenced along with full monitored CCTV.

ACCOMODATION	0.75ACRES / 32,670SQ FT
USE	B8
RENTAL & VAT	£60,000plus VAT per annum
BUSINESS RATES	Rateable value - £TBC
SERVICE CHARGE	Estate service charge for the common areas on the estate £TBC
SERVICES	electric and water available
EPC	N/A
LEASE TERMS	Available by way of a new full repairing and insuring lease
LEGAL COSTS	All parties will be responsible for their own legal costs incurred in the transaction
VIEWINGS	Please call us to arrange a viewing





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CONTACT



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