

Under Offer

Retail Property (Out of town)



BROMWICH
ARDY
024 7630 8900
www.bromwichhardy.com

Micklewell Park

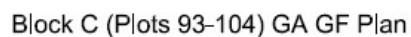
Starling Way, Daventry NN11 8JZ

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📦 3,110.77 - 6,447.58 Sq Ft

£ £50,000 Per Annum

- ▶ Units Available from October 2023
- ▶ 2 Retail Units are Available
- ▶ In the heart of a new residential estate
- ▶ 451 homes to be build on the estate
- ▶ Close to Daventry Town Centre
- ▶ Large Unit Sizes



02476 308900 office@bromwichhardy.com www.bromwichhardy.com



Location

Located in Daventry, Micklewell Park benefits from close transport links to the A45 only 1.6 miles and the A5 only 3 miles away. The closest town of Daventry is 2.5 miles away and benefits from such amenities as B&M, Tesco, The Arc Cinema, Aldi & much more. The train station is 2.4 miles away from the site making it an easy commute with busses.

Description

2 new build commercial units for lease on the Micklewell Park new residential estate. Expected completion of October 2023. With a planned residential phasing of 125 units by the end of 2023 and then 60 to 70 units per annum until the end of 2028 - A total of 451 homes. Ideal to situate your business in this prime development spot. Close proximity to Daventry. Ideal for national food-related retailers. Rates are to be assessed upon completion of the building. The service charge for the current year is £1671 & £1743 respectively, which covers the estate, parking and block. There are currently 12 parking spaces in total associated with the commercial units, however this may change as development progresses.

Accommodation

| Area | Sq Ft | Sq M |
|--------------|-----------------|---------------|
| Unit 1 | 3,336.81 | 309.99 |
| Unit 3 | 3,110.77 | 288.99 |
| Total | 6,447.58 | 598.98 |



Business Rates

To be assessed upon completion of building.

Tenure

New Fully Repairing and Insuring Lease for a term of years to be negotiated.

EPC

EPC available upon request.



Micklewell Park, Starling Way, Daventry, NN11 8JZ

With over 250 years
of combined
experience, trust
Bromwich Hardy to
safeguard your
commercial property.



Service Charge

Further information available upon request.

Viewing

Strictly by appointment with the agent Bromwich Hardy.

Legal Costs



Caine Gilchrist

Each party is to bear their own legal and surveyors costs incurred in this transaction.
To comply with our legal responsibilities for Anti-Money Laundering, it is necessary to check all parties involved in this transaction. It is the responsibility for parties on both sides to provide information necessary to complete these checks before the deal is completed. Information required will include.


Corporate structure and ownership details;
Identification and verification of ultimate beneficial owners;
Satisfactory proof of the source of funds for the

Buyers/ funders/lessee Each party is to bear their own legal and surveyors costs incurred in this transaction.
To comply with our legal responsibilities for Anti-Money Laundering, it is necessary to check all parties



Contact us with any queries about the property or to book a viewing
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