



M1AGENCY

DENMARK HOUSE, NEWMARKET, CB8

AVAILABLE TO LET



9 LOADING BAYS / NEWLY REFURBISHED SPACE/ PRIME LAST MILE LOGISTICS LOCATION/ SECURE YARD/ SECURE PARKING

DESCRIPTION

The subject property comprises of a self contained warehouse/ distribution centre sitting within a prime industrial location recognised for its economic and employment activity and highly regarded by national and global investors

LOCATION

Studwell Park is located just outside the market town of Newmarket. Newmarket is a town in the county of Suffolk, approximately 65 miles north of London and 13 miles east of Cambridge.

Located on the A14 dual carriageway, Newmarket is well linked with easy access to both the south-east to Felixstowe, home of the UK's largest port and west to key road infrastructure such as M11, A11, A1(M), M1 and M6.

ACCOMODATION

The accommodation comprises of the following:

	SQ FT	SQ M	AVAILABILITY
GROUND - WAREHOUSE	37,578	3,491.11	AVAILABLE
GROUND - OFFICE	3,331	309.46	AVAILABLE
1 ST FLOOR OFFICE	3,122	290.04	AVAILABLE
Mezz- Canopy	3,517	326.7	AVAILABLE
TOTAL	47,548	4,417	

VIEWINGS AND FURTHER INFORMATION:

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SUBJECT TO CONTRACT & EXCLUSIVE OF VAT – November 2020

Important Notice

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