



The last remaining 2,750 sq ft unit is now available and ready for immediate occupation.
The unit can be used for the following uses:
Decorating items, DIY and building materials, Automotive products, Advertising materials
& Safety equipment.

High Quality Trade Unit Available Size 2,750 sq ft

- Last remaining Unit – Available Immediately
- Brand New Unit Speculatively Built
- Prominent & Established Trade Location

High Quality Trade Unit Available

Size 2,750 sq ft

Location

Quest Park is just one mile from Doncaster Town Centre, on the popular and easily accessible Wheatley Hall Road (A630) with a daily traffic flow of 27,000 vehicles. The site is both easily accessible from the town centre itself or the motorway network beyond.

The location is an established Trade Counter location with Starbuck and Brewers part of the same development with the subject unit the last remaining availability.

The site is within ten minutes drive time of both Junctions 3 or 4 of the M18. Junctions 36 and 37 of the A1(M) are approximately ten minutes drive respectively.

Description

The unit has recently completed following spec development and comprises a high quality steel portal framed unit with glazed elevations to the parking and main Wheatley Hall Road.

The unit provides a clear space ready for tenant fit out.

Externally the unit provides generous parking provisions with EV charging points within the estate.

Accommodation

Description	SQ M	SQ FT
Trade Unit	255	2,750
Total	255 Sq m	2,750 sq ft

Legal Costs

Each party to bear their own legal costs incurred in any transaction.

VAT

All figures quoted are subject to VAT at the prevailing rate where applicable.

Terms

The premises are available to let by way of a new lease on terms to be agreed. **Quoting £37,500 pa.**

EPC Rating

This is available upon request.



Further Information

For further information please contact CPP

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Date of Particulars

March 2023



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