Clarke Road Industrial Estate

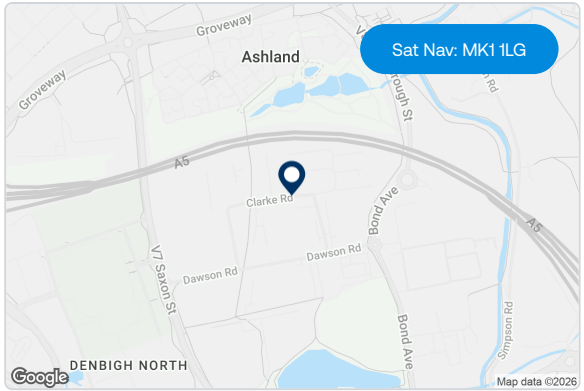
Clarke Road, Bletchley Milton Keynes MK1 1LG

Warehouse | 5,108 ft²

- 3 phase power supply
- 5.3m eaves height
- Level access loading to the rear
- Generous onsite car parking
- Two storey office
- Good access to the A5 and M1







Description

Clarke Road is a well established and excellently located industrial estate in Milton Keynes.

Unit 23 is due to undergo refurbishment shortly providing 5,108 sq ft of high quality industrial / warehouse space.

The unit is of steel frame construction benefitting from a clear internal height of 5.3m to the warehouse area and two storey office accommodation to the front. Externally there is allocated car parking in front of the unit and shared loading provisions to the rear.

Location

Clarke Road is located within the well-established industrial area of Mount Farm which is found in Bletchley, and is positioned nearby to Stadium MK.

The estate lies adjacent to the A5 and is situated just off Dawson Road which connects to Bond Avenue and the V7 Saxon Street providing good access to the dual carriageway.

Junction 13 and 14 of the M1 are 6.6 miles and 5.4 miles away respectively providing the site with excellent access to the wider Motorway network.

Milton Keynes Central Railway Station is also within close proximity which provides the City with direct services to London, Birmingham and Manchester.

Further information

EPC
D

Rent
Monthly rent is an estimate based on a three-year term, excluding VAT, insurance, service charge. Payment terms vary.

Terms
Available on new full repairing and insuring leases.

Legal costs
All parties will be responsible for their own legal costs incurred in the transaction.

Book a viewing

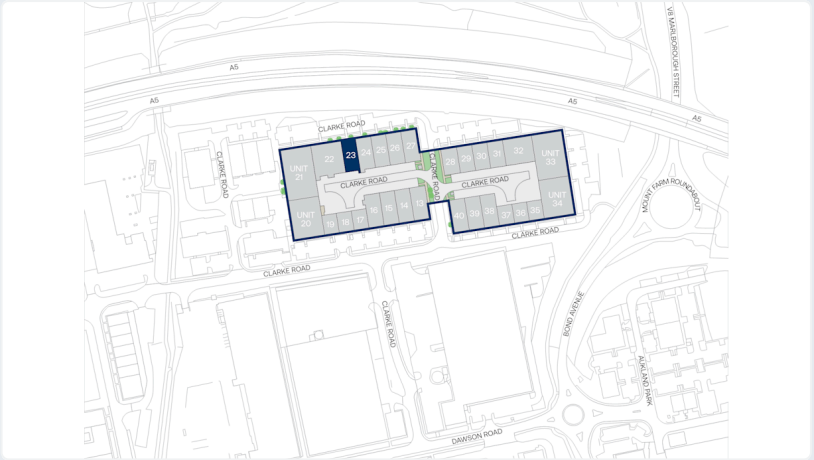
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Accommodation:

Unit	Property Type	Size (sq ft)	Availability	PCM Rent (£)
Unit 23	Warehouse	5,108	06/04/2026	4,470
Total		5,108		

Rent is quoted on a per calendar month basis and is provided as a market estimate, subject to change on an assumed three year term. Rent is quoted exclusive of rates, VAT, insurance, and service charge. Please note that rent payment may not be due monthly

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