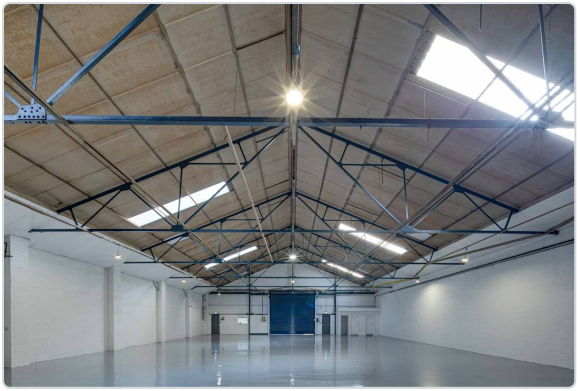
Carcroft Enterprise Park

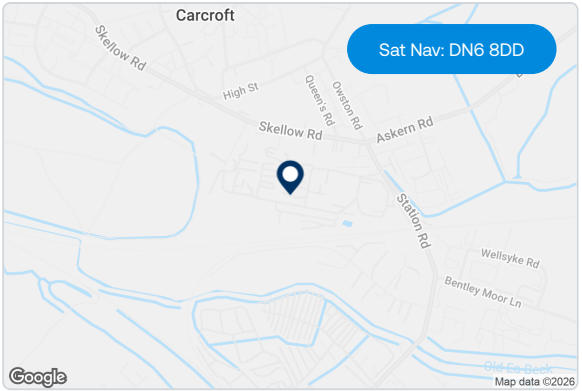
Carcroft Doncaster DN6 8DD

Warehouse | 6,372 ft²

- LED lighting
- Roller shutter doors
- Three-phase power
- 24-hour access
- Secure manned gated access







Description

Carcroft Enterprise Park comprises open storage compounds as well as 51 units designed for small businesses, starter industrial and office use. Each unit features a steel portal frame with metal profile sheet cladding on the elevations, topped by mono-pitch roofs with translucent panels.

The units are equipped with LED lighting, roller shutter doors, pedestrian access doors, three-phase electricity, W/C, and kitchenette facilities. They offer a clear internal height of 4.72 meters.

The estate is located within a secure gated site, which includes a manned security office and provides 24-hour access.

Location

The estate is located in the Carcroft area of Doncaster and lies just 2.5 miles to the East of Junction 38 of the A1(M) Motorway. Further, Junction 4 of the M18 Motorway is situated approximately 11 miles away to the South East. Carcroft Enterprise Park is situated approximately 6 miles to the North West of Doncaster City Centre.

Carcroft Enterprise Park forms part of the established Carcroft Industrial Estate, and notable occupiers in the area include DFS Upholstery, Socotec UK, Howdens and Northern Components to name a few.

Further information

EPC
Unit 11D: D,

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

Terms
Reduced rents are available for a limited time only and vary depending on lease length and agreed terms. Rents may be reviewed and adjusted on renewal. Full terms and conditions available on request.

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

Book a viewing

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Accommodation:

Prices are valid for 2026 only

Unit	Property Type	Size (sq ft)	Availability	PCM Rent (£)	Reduced Rent (£)	EPC
Unit 11D	Warehouse	6,372	Immediately	2,788	1,859	D
Total		6,372				

Terms and Conditions: Reduced rents are available for a limited time only and vary depending on lease length and agreed terms. Rents may be reviewed and adjusted on renewal. Full terms and conditions available on request.

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