

# High Carr Network Centre

High Carr (NS) Newcastle-under-Lyme ST5 7XE  
Warehouse | 2,633 ft<sup>2</sup>



Roller shutter doors



5 m eaves height



24-hour access



Three-phase  
electricity



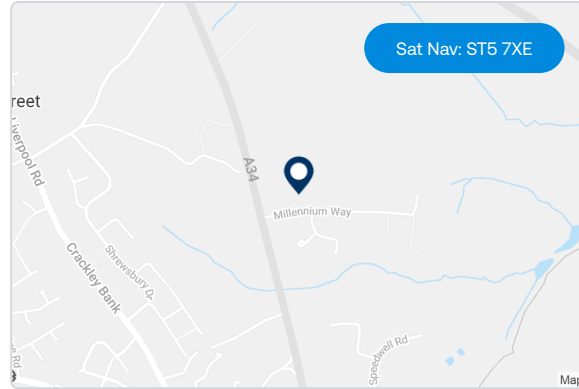
LED lighting



5 miles (8 km) from  
M6 J16

Available to Let





## Description

These modern industrial units are part of a popular industrial and logistics location. The estate is secure and gated with 24-hour access, CCTV and monitored intruder alarm. Outside, there is a 25 m turning circle and communal parking facilities. Selected units have 4.5 m x 3 m roller shutter doors and separate personnel doors.

## Further information

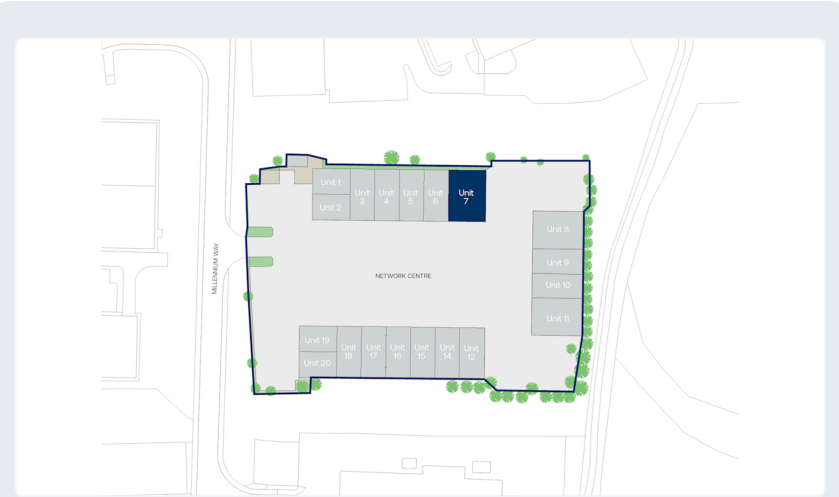
**EPC Unit 7: B**  
**Rent**  
 Monthly rent is an estimate based on a three-year term, excluding VAT, insurance, service charge. Payment terms vary.

**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.

## Location

High Carr Network Centre is an established industrial location off Talke Road (A34) and close to the A500 dual carriageway. It is approximately 5 miles from Junction 16 of the M6 Motorway which provides excellent access to Manchester (40 miles) and Birmingham (52 miles).



## Accommodation:

Unit	Property Type	Size (sq ft)	Availability	PCM Rent (£)
Unit 7	Warehouse	2,633	19/10/2026	2,195
Total		2,633		

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 exclusive of rates, VAT, insurance, and service charge. Please note that rent payment may not be due monthly.

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# Mileway

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