

Coney Green Network Centre

Coney Green (NS) Chesterfield S45 9HX

Warehouse | 2,166 - 3,531 ft²



Three-phase power



24-hour access



Secure gated site



Ancillary office

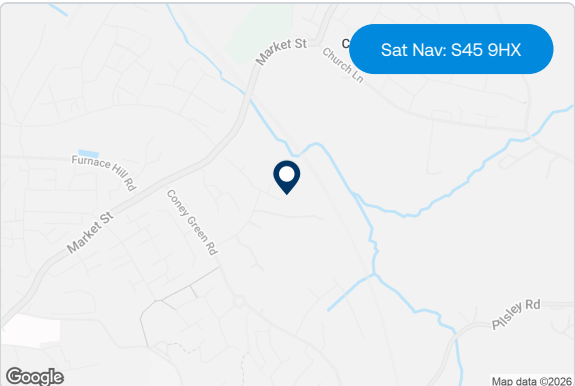


Roller shutter & pedestrian access

Available to Let



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Description

The Coney Green Network Centre offers recently refurbished units in a range of sizes with office space. Access is through a roller shutter door and separate personnel door. There is three-phase power and 24-hour gated access.

The site also offers ample parking and yard space.

Established occupiers in the area consist of: IKO Polymeric, Convertex Ltd, Blueprint Orthotics, SDL Minorfern and many more.

Further information

EPC	Rent	Terms	Legal costs
Unit I: D, Unit B: B	Monthly rent is an estimate based on a three-year term, excluding VAT, insurance, service charge. Payment terms vary.	Available on new internal repairing and insuring leases.	All parties will be responsible for their own legal costs incurred in the transaction.

Location

The estate is within Clay Cross which is located approximately 6 miles south of Chesterfield. Sheffield City Centre can be reached within a further 11 miles using the main arterial route, the A61. Junction 29 of the M1 can be accessed via the A6175 within approximately 5 miles and offers transport routes both North and South.



Accommodation:

Unit	Property Type	Size (sq ft)	Availability	PCM Rent (£)	EPC
Unit I	Warehouse	2,166	Immediately	1,646	D
Unit B	Warehouse	3,531	Coming soon	2,519	B
Total		5,697			

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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