

Brought to you by Lincolnshire County Council

INDUSTRIAL UNITS TO LET



PLOVER COURT

STEPHENSON AVENUE, PINCHBECK, PE11 3SW

Five high quality industrial units at 185sqm (2,000sqft)

A development of five quality industrial units with free on-site parking. The site is strategically positioned on the north western fringe of the attractive market town of Spalding. All units comprise of office space, kitchenette and accessible toilets and large open plan warehouse.

The site takes advantage of the national road network with the A16 trunk road passing along the eastern side of the Enterprise Park, with easy access to Peterborough and the A1.

WORKSPACE BENEFITS

The benefits of our workspaces for your business include reduced costs, smoother cash flow, easier budgeting, time saving, flexibility and peace of mind, enabling you to move in quickly and then focus on running and growing your business.

TO FIND OUT MORE CONTACT:

ERPropertyManagement@lincolnshire.gov.uk
01522 550608

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Tenure:

Short Term leases on easy in, easy out terms.

The offer of a commercial tenancy is Subject to Contract and Council Approval, following a successful application process.

Tenants are also responsible for the payments of service charge, utilities and business rates (if applicable). Business rates are to be paid directly to South Kesteven District Council.

Class Use:

E(g), B2, B8

Services:

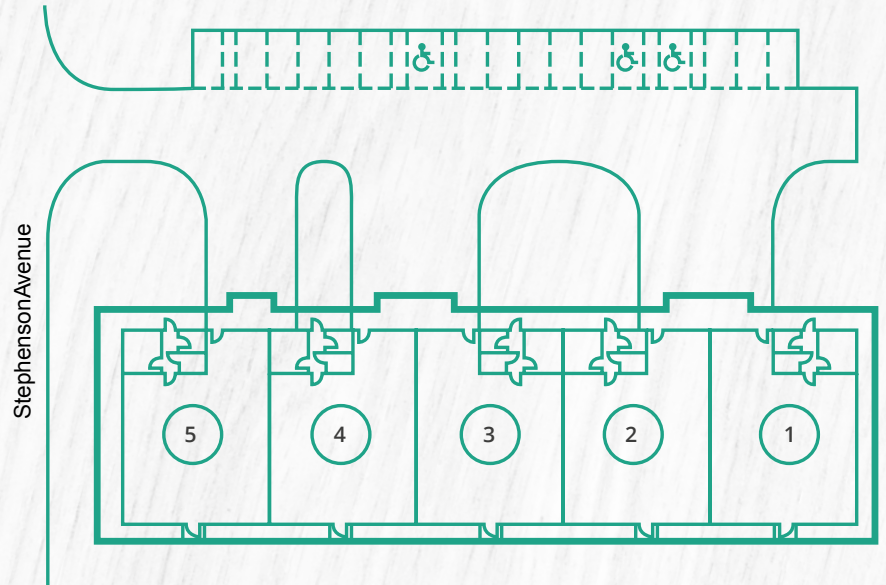
Connected to mains drainage, water, electricity, gas and telecommunications.

Car Parking:

Spaces opposite to the building.

Location:

For a location plan, [CLICK HERE](#)



All our tenants have access to advice through the Business Lincolnshire Growth Hub Advisor Panel. For more information please visit www.businesslincolnshire.com

Thinking of somewhere else, too? We have offices to let in our five business centres and other premises in Caistor, Gainsborough, Lincoln, Market Deeping and Skegness, and commercial and industrial premises to let in Alford, Boston, Lincoln, Long Sutton, Market Rasen, Sleaford and Sutterton. We also have serviced development land for sale in, Holbeach, Kirton, Lincoln and Skegness.

Industrial Space – Current Availability

Unit	Size	Rent (£pa) exc. VAT <small>(Subject to annual review in line with RPI)</small>	Available	EPC Rating

Managed by LCC by Economic Infrastructure | Terms & Conditions: These particulars are set out as a general outline only, for guidance of intended purchasers or lessees and do not constitute any part of an offer or contract; all descriptions, dimensions, reference to condition and necessary permissions for use and occupation, and other details are given without responsibility and any intending purchasers or tenants should not rely on them as statements or representations of fact but must satisfy themselves by inspection otherwise as to the correctness of each of them; No person in the employment of Lincolnshire County Council has any authority to make or give any representation or warranty whatever in relation to any property.

The Money Laundering, Terrorist Financing and Transfer of Funds (Information on the Payer) Regulations 2017 require the Authority to formally identify parties to a transaction. Interested parties will therefore be required to provide proof of identity and address, normally a photo card driving licence or passport and recent utility bill.