

Commercial Unit To Let

Porchester Close, Bletchley, MK3 7DF

Description

The property comprises a single-storey former nursery and community facility, offering a range of flexible internal spaces suitable for a variety of commercial, community or educational uses (Use Class E). While the building is in a dated condition and requires a full refurbishment, it presents a valuable opportunity for occupiers seeking to customise a space to their specific needs.

Site benefits from allocated & unallocated parking, and side and rear external space in a quiet residential cul-de-sac. The unit will be suited to medical services, wellbeing or therapy, office space, training centres or community centres.

Located

Property is situated in Bletchley, a well-established residential district in the south-west of MK. Located on Porchester Close, just off Warrick Road, the site benefits from a quiet suburban setting with convenient access to local amenities. It is close to schools, parks and local neighborhood shopping facilities.

Size

Approx. 4,240 sqft (394 sqm)

Terms

The Premises will be offered on a 5+ year term with rent reviews by RPI.

Permitted Use Use Class – E

Service Charge N/A

Repairs Full Repairing & Insuring Lease

Rent Rent On Application



Other Information

Rent Deposit: Minimum deposit of three month's rent subject to status

Professional Costs: Incoming tenant responsible for the Landlords legal and surveying fees involved in this transaction.

Services: Electric, Water, Gas

Business Rates: Call MKC Business rates 01908 691 691 for confirmation.

EPC: Rating D

For more details or to arrange a viewing please contact Kevin Cassidy on 01908 252214 or by email Kevin.cassidy@milton-keynes.gov.uk.

Misrepresentation Act. Milton Keynes Council as vendors of the property give notice that these particulars are set out as a general guide only and does not constitute an offer or contract. All details are given in good faith and believed to be correct; however, intending purchasers should not rely on them as statements or representations of facts and must satisfy themselves as to the correctness of each of them.

Value Added Tax: All figures quoted are exclusive of VAT. Value Added Tax may be payable on the rent or other charges and payments. Intending lessees must satisfy themselves as to the applicable VAT position, if necessary, by taking appropriate professional advice.