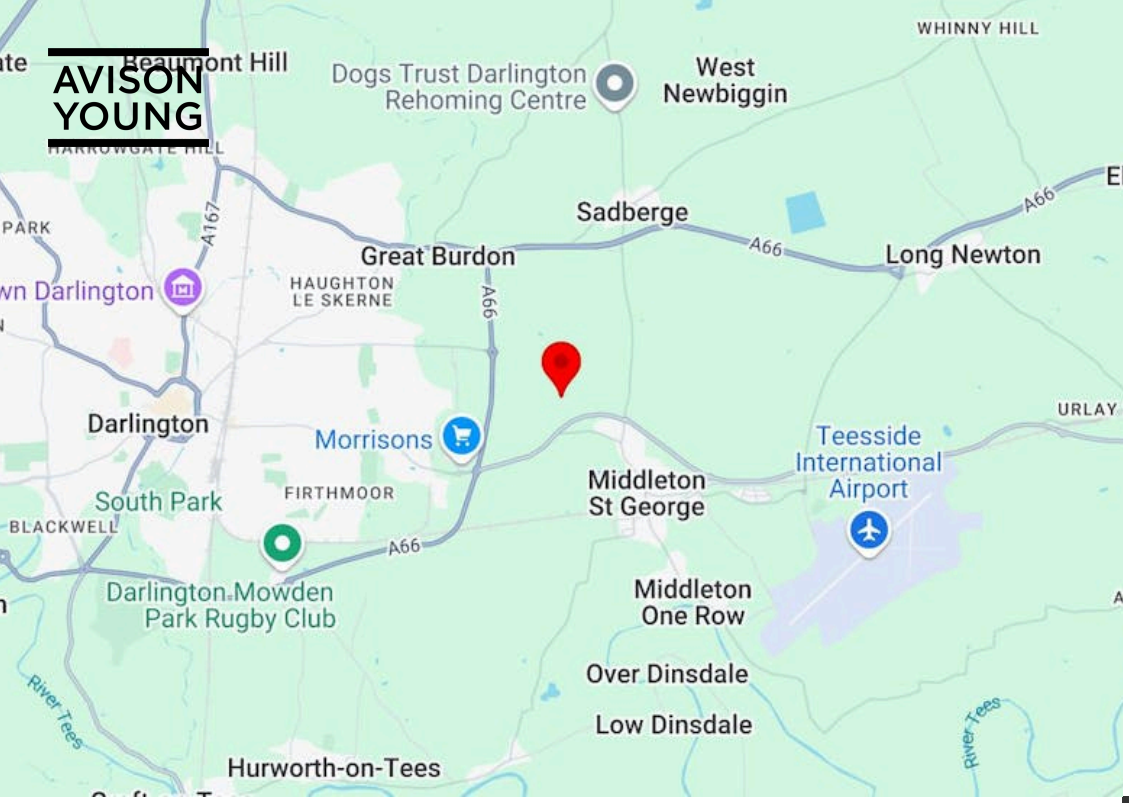
AVISON YOUNG

Morton Park Way, Darlington, DL1 4PJ

Industrial To Let | Rent on application | 77,769 to 201,104 sq ft

Two high quality industrial/distribution warehouses located in Darlington



Specifications

EPC A
BREEAM Excellent
Renewable Technologies
Electric Vehicle Charging
Water Regulation Technologies
189 Car Parking Spaces
50kN/m2 Floor Loading
Unit 1 - 400 KVa
Unit 2 - 700 KVa
12.5m Haunch Height
Perimeter Paladin Fencing
LED Lighting with Smart Control
VRF Heating and Comfort Cooling
Double Height Glazed Reception

Description

Reflex Park is a new industrial/distribution development located in Darlington, County Durham. The site extends to 14 acres and will consist of two high quality warehouses of 123,335 and 77,769 SQ FT. Reflex Park will be an exemplary North East development suited to a wide range of occupiers seeking to benefit from its access to labour and connectivity.

Location

Reflex Park is strategically located on Morton Park Way, sitting prominently adjacent to the A66 and less than 2 miles from Darlington Town Centre to the West. The A66 provides direct access to the A19 (11 miles) and Middlesborough (13 miles) to the East and the A1(M) J58 (6 miles) to the West. The A1(M) enables excellent connectivity to key Northern conurbations such as Newcastle (38 miles), Leeds (70 miles) and Sheffield (98 miles). The scheme also benefits from proximity to Darlington Train Station (3 miles), Teesside International Airport (7 miles) and Teesport (21 miles).

Summary

- Rent: Rent on application
- EPC: A
- Lease: New Lease

Further information

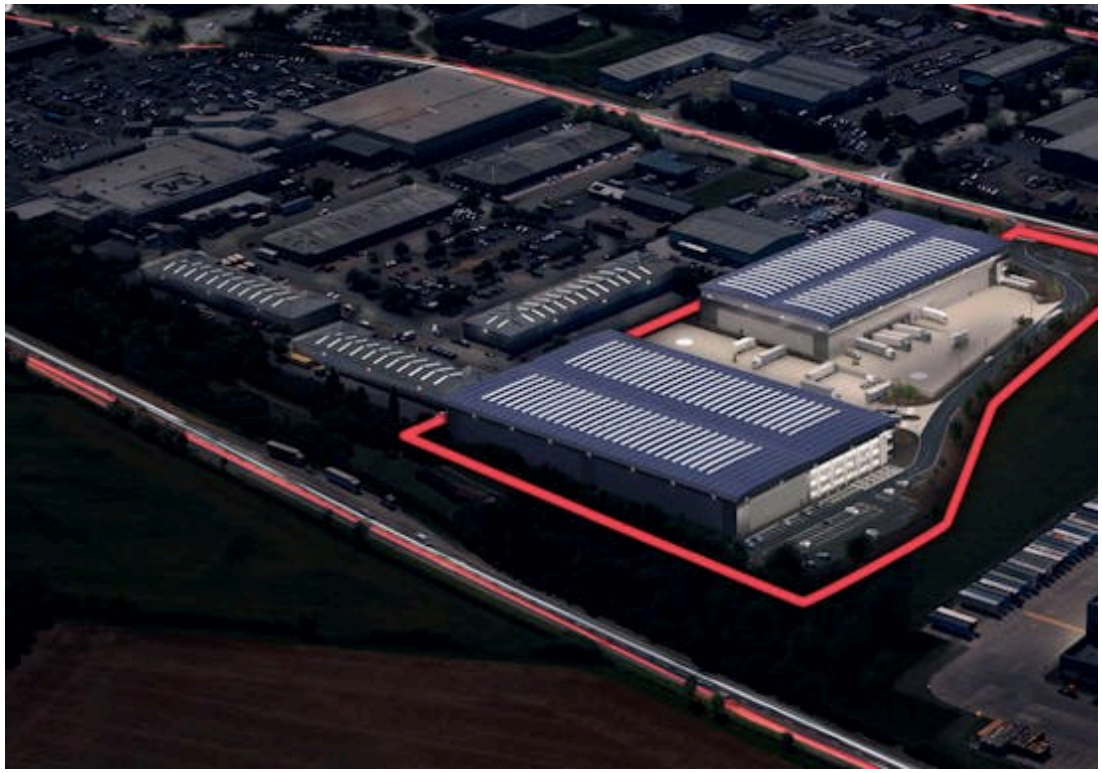
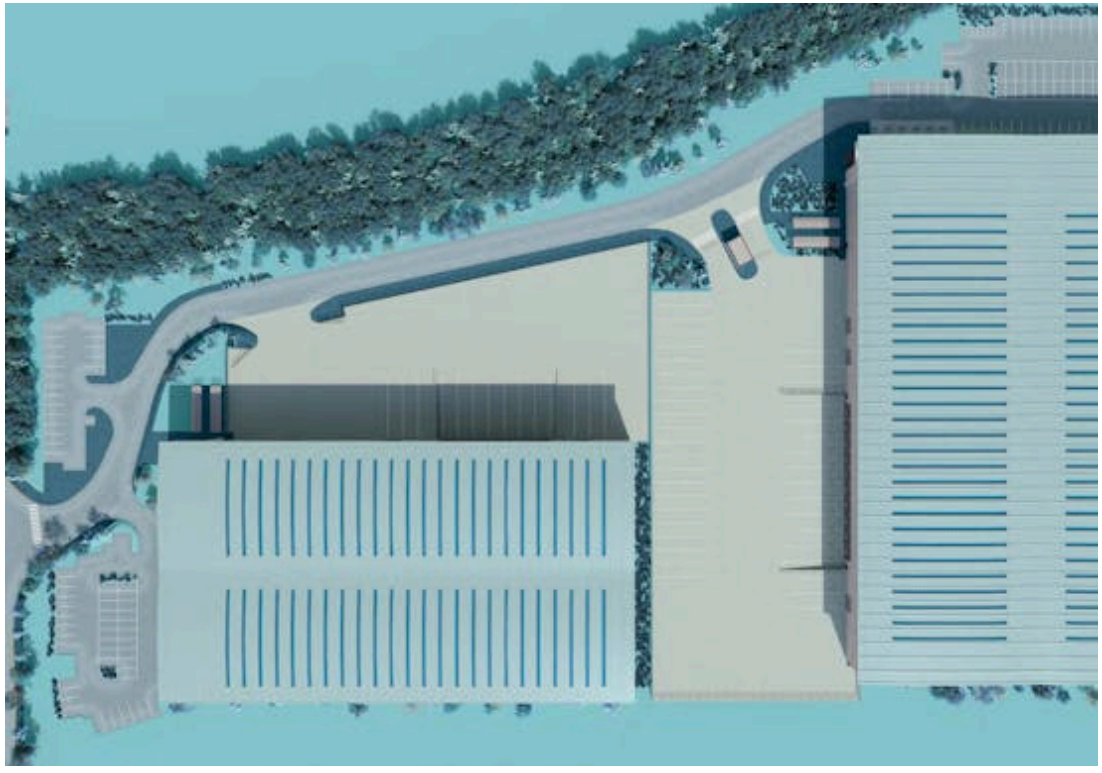
- View details on our website

Contact & Viewings

Danny Cramman
0191 269 0068 | 07796 993 750
danny.cramman@avisonyoung.co

Adam Lawson
0191 269 0064 | 07825 113 277
adam.lawson@avisonyoung.com

SUBJECT TO CONTRACT. Avison Young UK copyright. No warranty or representation, express or implied, is made to the accuracy or completeness of the information contained herein, and same is submitted subject to errors, omissions, change of price, rental or other conditions, withdrawal without notice, and to any special listing conditions imposed by the property owner(s). As applicable, we make no representation as to the condition of the property (or properties) in question.

Accommodation

Name	sq ft	sq m	Availability
Unit - 1	77,769	7,224.98	Available
Unit - 2	123,335	11,458.20	Available
Total	**201,104**	**18,683.18**