



Industrial

UNIT C | WHEATLEY HALL ROAD

Spinners Road, Doncaster, DN2 4LT

UNIT C | 31,462 SQ FT

Industrial Unit

Unit C at Wheatley Hall Road is a high-specification warehouse/industrial unit, designed to meet modern business needs. It offers high warehouse space, quality office accommodation, and generous parking and yard areas. Key features include 3-phase power, a turning circle for easy vehicle access, ample car parking, a high level of office space, CCTV, and WC facilities. Ideally positioned between Doncaster town centre and the M18 motorway, this unit provides excellent connectivity for logistics and distribution.

Lease Type

New



Unit Summary

- 3 Phase Power
- Premier Industrial Location
- Circulation Space
- LED Lighting
- Car Parking
- WC facilities

Occupational Costs

	Per Annum	Per Sq Ft
Rent	£254,000.00	£8.07
Rates	£103,230.00	£3.28
Maintenance Charge	Not specified	Not specified
Insurance	£6,946.00	£0.22
Total Cost	£364,176.00	£11.58

Terms: Indicative rates payable only. Confirmation of rates payable should be sought from the Valuation Office Agency (www.voa.gov.uk). Units with a Rateable Value of less than £15,000 per annum may be eligible for full or partial Small Business Rates Relief. To find out if you qualify please see <https://www.gov.uk/apply-for-business-rate-relief/small-business-rate-relief> or read our rates blog.

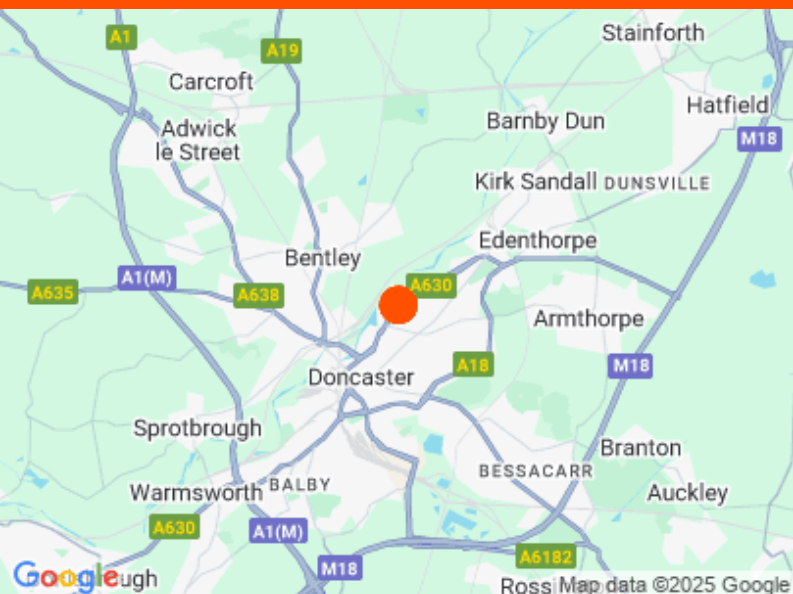
For more info please visit: unit.info/U1P0300191

+44(0) 808 169 7554

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Location

These warehouse units are ideally located on Wheatley Hall Road between Doncaster centre and the M18 Motorway



Road
M18: 3 miles A1(M): 4 miles



Airport
Doncaster Sheffield: 13 miles



Rail
Doncaster Central: 2 miles

Additional Information

Planning Class	General Industrial
Lease Summary	The unit is available on flexible terms. Please speak to a member of our team for more information
Viewings	Contact us now to arrange a viewing.
Legal Costs	Each party will be responsible for their own legal costs incurred.
EPC	A (19)

Key Contact



Henrietta Daniels

Senior Asset Manager

"Henrietta is a Senior Asset Manager based in the North."



+44(0) 808 169 7554



enquiries@indurent.com

+44(0) 808 169 7554

www.indurent.com

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