



HIGH QUALITY SELF-CONTAINED OFFICES

5,225 - 10,451 SQ FT

Rent: £20.00 Per Sq Ft

Pembroke House
East Midlands Airport
Beverley Road
Castle Donington
Derby
Leicestershire
DE74 2HN

- High Quality self-contained offices
- Strategically located with excellent M1 motorway accessibility
- Predominantly open plan office accommodation
- Flexible lease terms
- On-site secure car parking

PEMBROKE HOUSE, EAST MIDLANDS AIRPORT, BEVERLEY ROAD, CASTLE DONINGTON, DERBY, LEICESTERSHIRE, DE74 2HN

The Opportunity

High quality self-contained two storey multi-let offices situated on the established and popular Pegasus Business Park.

The 1st floor being available.

Location

The offices are situated on Pegasus Business Park within the boundaries of East Midlands International Airport.

The offices are ideally located to access to the M1 motorway at J.23a/24, offering excellent drive time demographics. Nottingham, Derby and Leicester all being within easy reach.

Local facilities are provided at the nearby BP garage, motorway services and Castle Donington.

There are regular buses, linked to the airport, serving local cities and suburbs with rail services available from East Midlands Parkway.

The wider area includes four modern hotels inc. Premier Inn, Holiday Inn Express, Jurys Inn and Radisson Blu delivering a range of coffee shops, restaurants and gym facilities.

Description

High quality self-contained two storey multi-let offices situated on the established and popular Pegasus Business Park.

The 1st floor being available.

To be refurbished

Specification

The building provides the following specification;

Common reception area
Full access raised floors
Suspended ceilings with recessed integral lighting
Comfort cooling
Kitchen/canteen
WC facilities

On-site secure car parking is provided

	Sq Ft	Sq M
Offices	10,451	970.9
TOTAL	10,451	970.9

Workforce & Demographics

The location of the offices offers excellent drive time labour demographics with regular bus services, linked to the airport, from surrounding cities and conurbations

Planning

B1(a)

Tenure

Leasehold

VAT

Applicable

Legal

Each party to bear their own costs

