



**D1 (NON RESIDENTIAL INSTITUTIONS) / INDUSTRIAL / INDUSTRIAL/LOGISTICS /
INDUSTRIAL / WAREHOUSE TO LET**

GREENHAM BUSINESS PARK - INDUSTRIAL PRE-LET D&B

Greenham Business Park, Newbury, RG19 6HW

**CAMPBELL
GORDON.**

Pre-let industrial opportunities from 20,000 sq ft upwards. Outline planning in place through Local Development Order.

Summary

Available Size	20,000 to 73,000 sq ft
Rent	Rent on application
Business Rates	N/A
VAT	Applicable
Legal Fees	Each party to bear their own costs
Estate Charge	£1.25 per sq ft per annum ex VAT.
EPC Rating	Upon enquiry

Description

Pre-let development opportunities for units of 20,000 sq ft upwards available at Greenham Business Park.

Location

Greenham Business Park is located to the south of Newbury at the crossroads of central southern England on the junction of the M4 (Junction 13) and the A34 which links the south coast with the north. The Park itself is situated on the A339 Basingstoke Road, just 3 miles from the main Newbury Railway Station.

Accommodation

The following pre-let D&B opportunities are available:

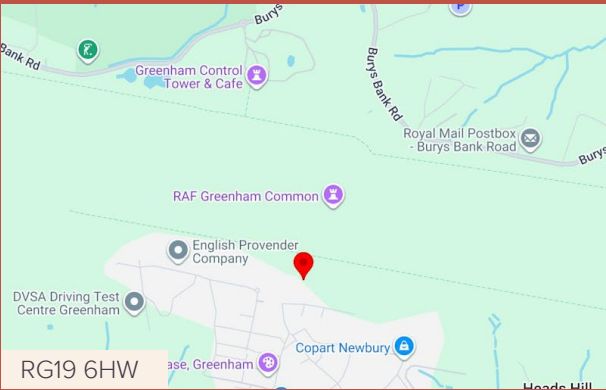
Name	sq ft	sq m	Availability
Unit - Rear Plot	73,000	6,781.92	Coming Soon
Unit - Plot 89 - Unit 1	20,000	1,858.06	Coming Soon
Total	93,000	8,639.98	

Viewings

Viewings by appointment with the joint agents.

Terms

The properties are available to let on new FRI leases for a term to be agreed.



Viewing & Further Information



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