

# West Moor Park Network Centre Doncaster

Available to Let

Warehouse

1,526 – 6,116 sq ft

12

24-hour access CCTV



Access to M1, M62 and A1(M)



Three-phase electricity



Roller shutter door



Ample parking





# West Moor Park Network Centre

West Moor (NS) Doncaster DN3 3GW



## Description

West Moor Park Network Centre consists of high quality and modern workspace units and self-contained office accommodation ranging from 803 to 3,498 sq ft.

The estate offers both office and workshop units to let. The warehouses have roller shutters with separate pedestrian doors. The site benefits from 24-hour gated access, three-phase electricity, HD CCTV cameras and ample onsite parking.

## Location

West Moor Park Network Centre is ideally located close to Junction 4 of the M18 with excellent links to the M1, M62 and A1(M). Doncaster City Centre is situated approximately 4 miles to the west.

## EPC

EPC is available upon request.

## VAT

VAT will be payable where applicable.

## Terms

This estate is let on internal repairing leases with a facilities charge.

## Legal Costs

All parties will be responsible for their own legal costs incurred in the transaction.

## Viewing / Further Information

Please contact:

**Mileway**

Katy Burton  
yorkshire@mileway.com  
0113 8683776



## Accommodation:

Unit	Property Type	Size (sq ft)	Availability	Rent
Unit 10	Warehouse	1,526	Immediately	£1,240 PCM
Unit 17	Warehouse	2,524	Under offer	£2,050 PCM
Unit 21	Warehouse	2,066	Immediately	£1,680 PCM
Total		6,116		

This document (together with any attachments, appendices, and related materials, the "Materials") is provided on a confidential basis for informational due diligence purposes only and is not, and may not be relied on in any manner as legal, tax, investment, accounting or other advice or as an offer or invitation to lease the property referred to herein or otherwise enter into any other transaction, agreement or arrangement, nor shall it or the fact of its distribution form the basis of, or be relied on in connection with, any lease or other contract or any commercial or investment decision. If such offer is made, it will only be made by means of Heads of Terms (collectively with any additional documents, the "Heads of Terms"), which would contain material information not contained in the Materials and which would supersede and qualify in its entirety the information set forth in the Materials. In the event that the descriptions or terms described herein are inconsistent with or contrary to the descriptions in or terms of the Heads of Terms, the Heads of Terms shall control. None of Mileway nor any of its respective affiliates makes any representation or warranty, express or implied, as to the accuracy or completeness of the information contained herein and nothing contained herein should be relied upon as a promise or representation of any kind.