



**Bulk Storage Units, Greetwell Road, Lincoln
LN3 4NH**

#1225782/2025C

Eddisons

BULK STORAGE UNITS

GREETWELL ROAD, LINCOLN, LN3 4NH



Agreement

To Let



Detail

Bulk Storage Units



Rent

Rent on Application



Size

95.67 to 655.32 sq m
(1,029 to 7,051 sq ft)



Location

Lincoln, LN3 4NH



Property ID

#1225782/2025C

For Viewing & All Other Enquiries Please Contact:



CAMERON MCRAE

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CHARLIE TASKER

Trainee Surveyor

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Property

The property comprises 5 purpose built storage units located inside the Wigwam Lincoln self-storage warehouse. The units offer flexible and affordable self-storage solutions for anyone in need of a little extra space.

The site benefits from the following:

- Unlimited free access: 6am to 10pm, 7 days a week*
- Free gated customer car park located at the facility
- Onsite CCTV monitoring systems and perimeter fencing
- Fire and smoke detection systems
- Mobile smart entry system

*The large unit can offer 24 hour access due to having its own roller shutter and external access.

Accommodation

Area	m ²	ft ²
Unit 1	655.32	7,051
Unit 2	95.67	1,029
Unit 3	126.96	1,366
Unit 5	143.56	1,544
Unit 6	101.66	1,087
Total	1,123.17	12,077

Energy Performance Certificate

Rating: B38

Services

We understand that mains water, electricity and drainage supplies are available and connected to the property. These have not been tested and are not warranted to be in working order. Interested parties are advised to make their own investigations to the relevant utility service providers.

Town & Country Planning

We understand that the property has consent for uses falling within Class B8 (Storage & Distribution) of the Town and Country Planning (Use Classes) Order 1987 (as amended 2020).

Interested parties are advised to make their own investigations to the Local Planning Authority.

Tenure

The storage units are available **To Let** on a short term or long term basis, with a minimum of 30 days required.

Rent

Rent on Application

VAT

VAT may be charged in addition to the rent at the prevailing rate.

Legal Costs

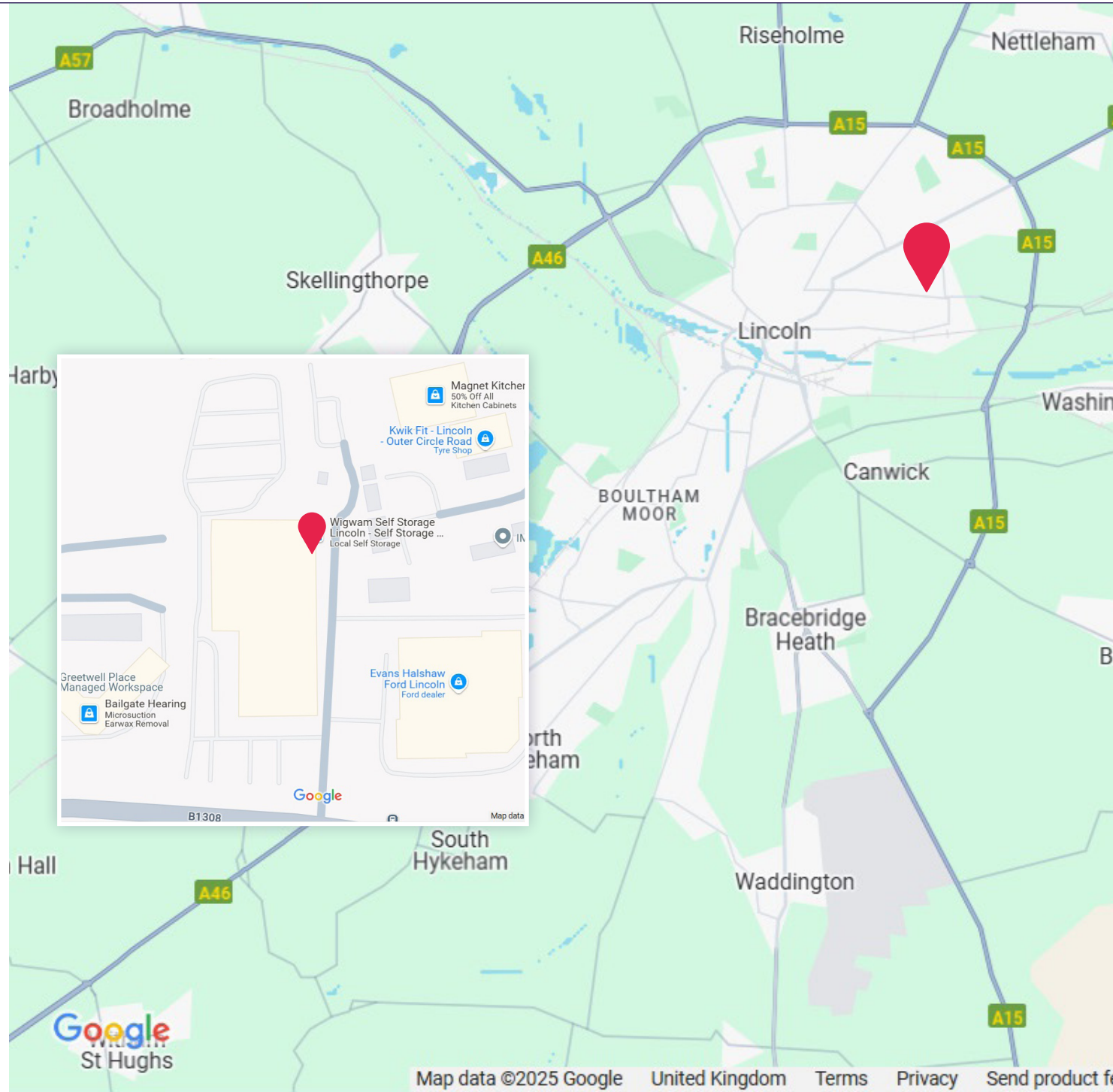
Each party is to be responsible for their own legal costs incurred in documenting the transaction.

Location

The property occupies a prominent and sought after position fronting onto Greetwell Road, just off Outer Circle Road.

Greetwell Road leads onto Outer Circle Road, which is a popular location amongst national motor trade, trade counter and retail warehouse occupiers such as Evans Halshaw Ford, Vertu Honda, Wickes, Howdens, Topps Tiles, Magnet, Kwik Fit and Vertu Volkswagen.

This is a highly accessible location with links to the regional and national road network, recently improved by the opening of the nearby Lincoln Eastern Bypass.





Google

