

INDUSTRIAL UNIT

TO LET



**Unit 19, Jessop Park, Jessop Close, Newark
NG24 2UD**

#1227243/2025D

Eddisons

UNIT 19, JESSOP PARK

JESSOP CLOSE, NEWARK, NG24 2UD



Agreement

To Let



Detail

Industrial Unit



Rent

£8,500 pax



Size

93.83 sq m (1,010 sq ft)



Location

Newark, NG24 2UD



Property ID

#1227243/2025D

For Viewing & All Other Enquiries Please Contact:



CAMERON MCRAE

BSc (Hons)
Surveyor

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07929 105394

01522 544515

Property

The property comprises a high standard unit built of steel portal frame construction with brick/block walls surmounted by lined corrugated sheet cladding and clad roof.

Internally, the accommodation provides open plan workshop with kitchenette and disabled WC facilities. Vehicular access is by way of an up-and-over roller shutter door.

Externally, the unit benefits from allocated parking and shared circulation/loading facilities.

Accommodation

Having measured the property in accordance with the prevailing RICS Code of Measuring Practice, we calculate that it provides the following floor area.

Area	m ²	ft ²
Total GIA	93.83	1,010

Energy Performance Certificate

Rating: TBC

Services

We understand that mains 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 E(g)(iii) (Industrial Process), B2 (General Industrial) & B8 (Storage and Distribution) of the Town and Country Planning (Use Classes) Order 1987 (as amended 2020).

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

Rates

Charging Authority: Newark and Sherwood District Council
Description: Warehouse and Premises
Rateable Value: To be re-assessed (estimated £4,600)

Please click on the below link for an indication of the likely annual business rates payable.

[Estimate your business rates - GOV.UK](#)

Multiplying the Rateable Value figure with the UBR multiplier gives the annual rates payable, excluding any transitional arrangements which may be applicable. For further information, please contact the Charging Authority.

Tenure

The property is available **To Let** by way of a new Full Repairing and Insuring lease, for a term to be agreed.

Rent

£8,500 per annum exclusive

Service Charge

A service charge will be levied to cover the upkeep, maintenance and repair of all common parts of the development.

VAT

VAT will 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.

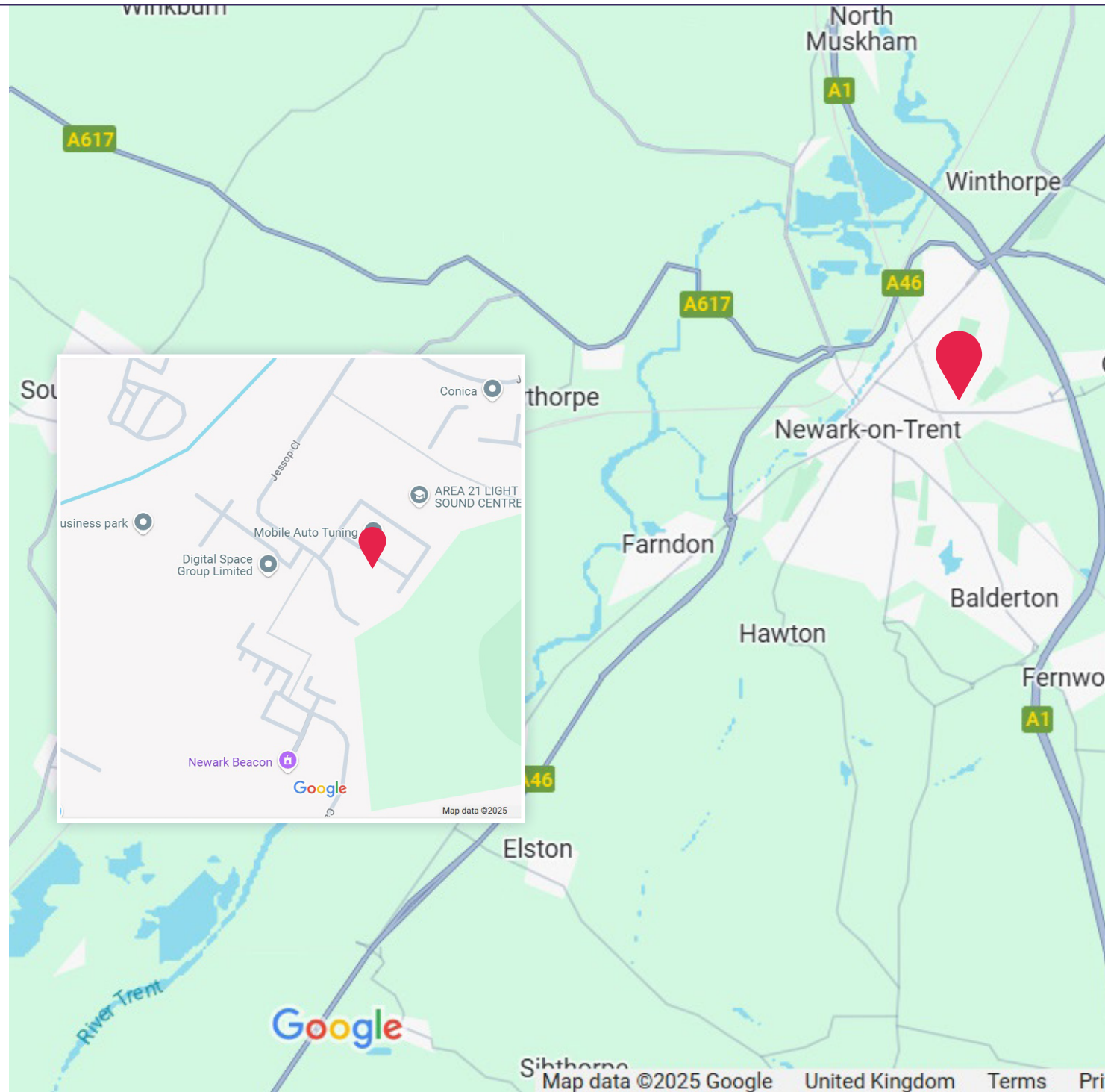
Location

Jessop Park is located on Jessop Close, Brunel Drive Industrial Estate, providing easy access to the A46/A17/A1 trunk roads. The Estate is Newark's premier commercial location and home to a strong mix of local, national and international businesses.

The A1 provides a strong north south link to London and is an important link to the M18/M180 and northern motorway network.

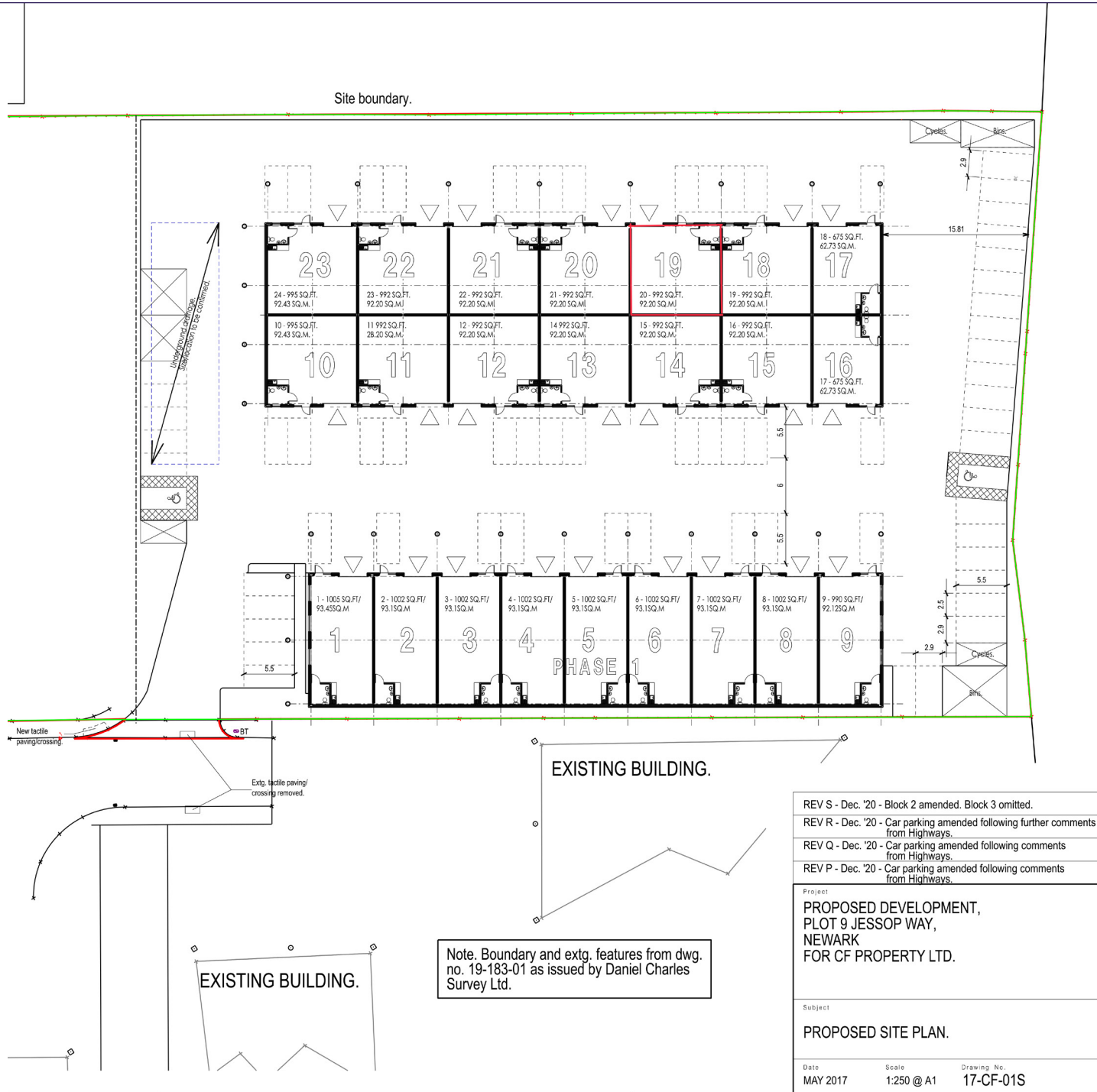
The A46 trunk road bypasses the town and provides good links to Lincoln (16 miles), Nottingham (19 miles), Leicester (35 miles) and Humber ports (50 miles).

The A17 trunk road provides a further important link to Boston, Kings Lynn and the eastern ports. Newark's main line East Coast station provides a fast and frequent service time to London King's Cross and Edinburgh Waverley. East Midlands Airport is within 1 hour of the town.









REV S - Dec. '20 - Block 2 amended. Block 3 omitted.		
REV R - Dec. '20 - Car parking amended following further comments from Highways.		
REV Q - Dec. '20 - Car parking amended following comments from Highways.		
REV P - Dec. '20 - Car parking amended following comments from Highways.		
Project: PROPOSED DEVELOPMENT, PLOT 9 JESSOP WAY, NEWARK FOR CF PROPERTY LTD.		
Subject: PROPOSED SITE PLAN.		
Date: MAY 2017	Scale: 1:250 @ A1	Drawing No: 17-CF-01S