



Offices TO LET

Mount Mckinley House | Shrewsbury Business Park | SY2 6FG

BERRYS

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Shrewsbury Business Park | SY2 6FG

Specification

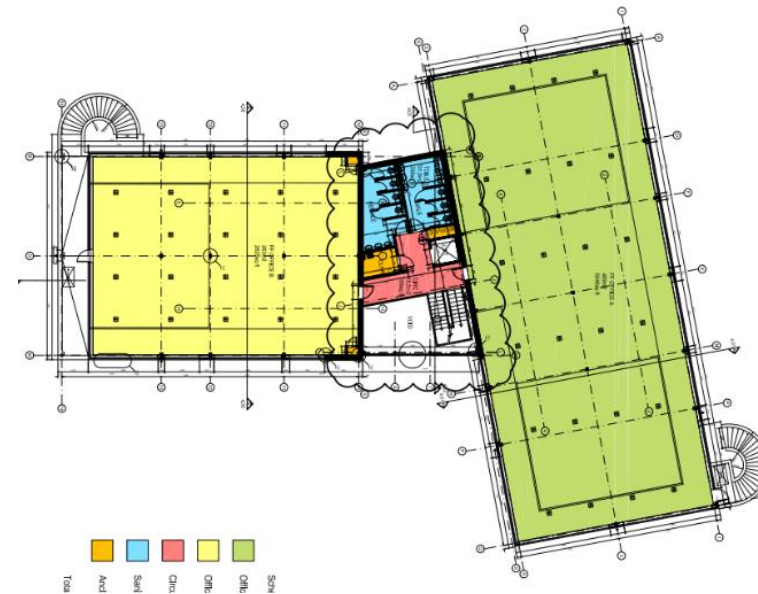
- 18,316 sq ft
- Self-contained offices
- Secure Site
- Fully fitted
- 77 parking spaces
- Triple height reception
- Air conditioning
- LED lighting
- Solar PV panels on the roof
- EPC C

Description

The building was constructed in circa 2009 and is of steel structural framed construction with concrete floors, elevations are brick or part rendered surmounted by a pitched roof with tile covering (including an element of PV solar panels) with double glazed powder coated windows. The premises provide offices of circa 1,701 m² (18,316 ft²) over two main storeys along with two smaller mezzanine areas on the 2nd floor. Externally dedicated car parking is present to the building frontage providing for 77 spaces including 6 disabled bays (1:237 sq ft).

Shrewsbury Business Park

Shrewsbury Business Park is Shropshire's premier business park accommodating business of all types from lawyers, accountants and beauticians to gyms, agencies and hotels. It is home to several well-known companies such as, Handelsbanken, FBC Manby Bowdler, Whittingham Riddell, Guestline, NHS, PCB Solicitors, Berrys, Pure Telecom, NFU Mutual, Emcon, Galliers Homes.



Floor Area

The unit comprises 18,316 sq ft / 1,701 sq m

Services

The unit has access to mains power, drainage, and water.

Rent

Available upon request

Use Classes

E

Tenure

Available on a new lease on flexible terms

Service Charge

There will be a separate service charge towards the maintenance and repairs including grounds maintenance.

VAT

Payable on rent and service charges

Directions

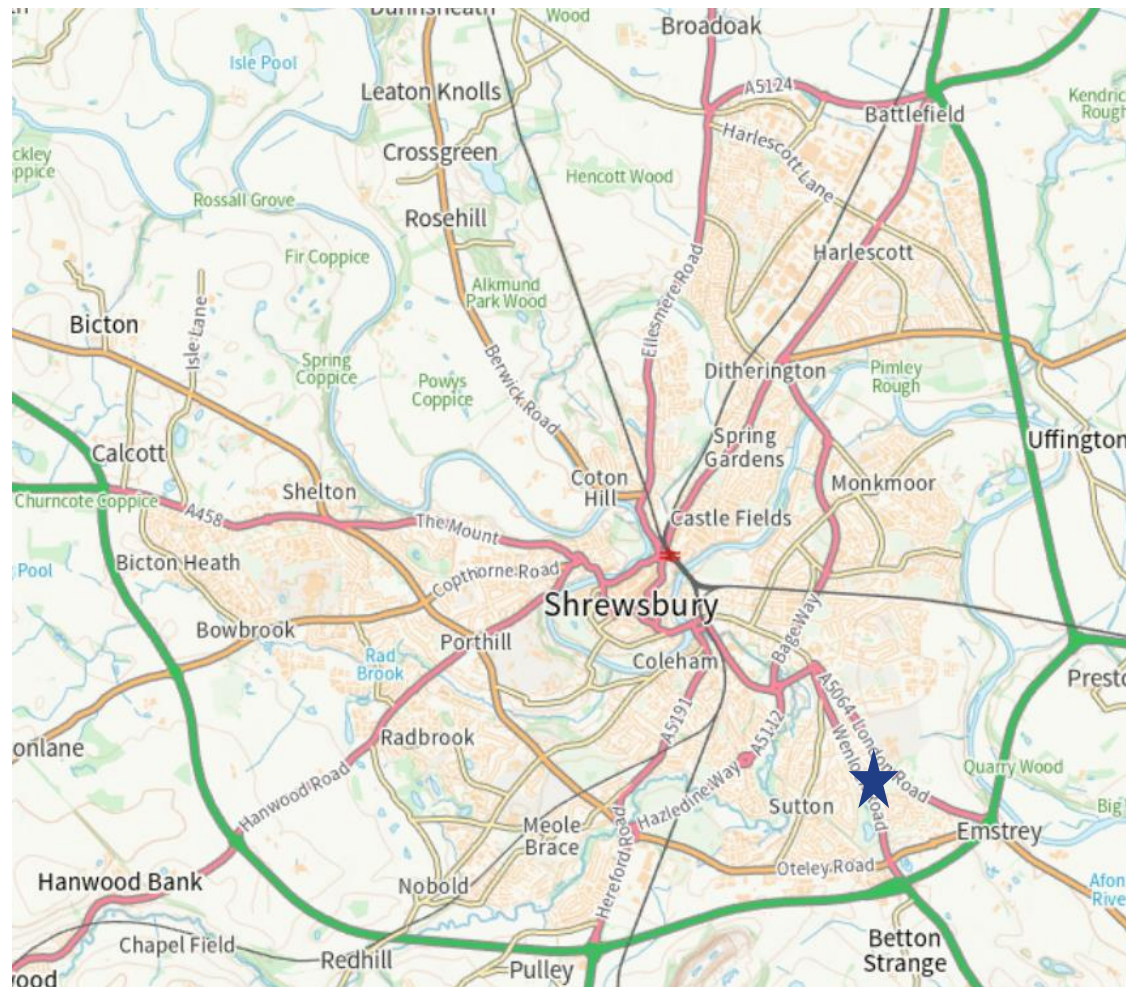
The property is located on Shrewsbury Business Park, just off Thieves Lane.

3.2 miles to Shrewsbury town centre

0.5 miles to the A5

8 miles to the M54

12 miles to Telford



Important Notice

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To book a viewing, please contact:

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