Property

NEWCASTLE UNDER LYME BOROUGH COUNCIL

Pre Register of Interest

Three Fantastic New Enterprise Units at Meadows Road, Kidsgrove

Benefiting from excellent communication links via the A34 and A500 trunk roads and the M6 motorway, these brand new purpose built units are situated on Meadows Road, Kidgrove opposite to Kidsgrove Rail Station. The units are due to be completed in January 2027 we envisage the new leases to commence in early February 2027. For more information see the planning application.

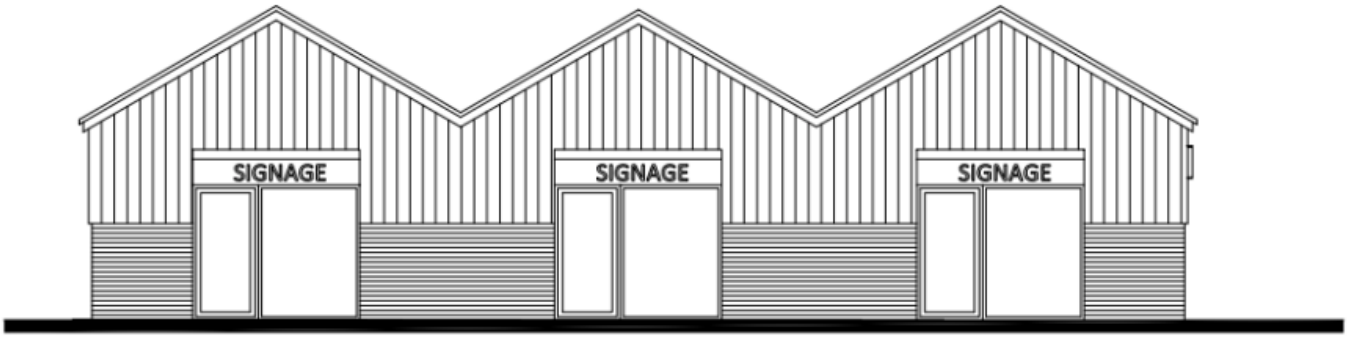


Planning application proposed visual

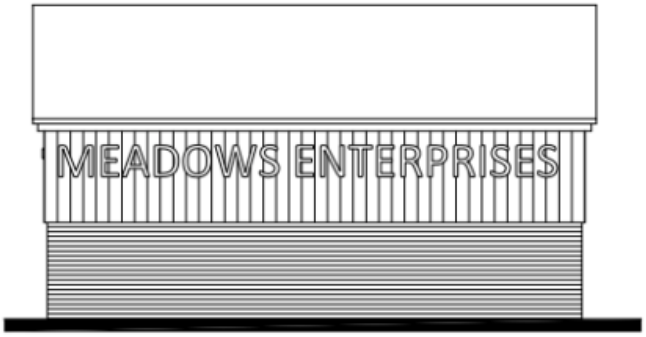
ACCOMMODATION:	Each unit comprises of: Workshop Space – 291 sq. f. (24.24 sq. m) - Store - 39 sq. f (3.62 sq. m) Kitchen and WC The units have solar panels, and air conditioning (heating only) With one allocated parking space
RENT:	£ 3,600 per annum exclusive, payable quarterly in advance. **VAT will be payable on rents and service charge and all lease associated costs.**
TERMS:	Normal commercial terms are applicable — multiples of either 3 or 5 years leases
SERVICES:	Mains electricity, water and drainage are available.
LEGAL COSTS:	The tenant will be responsible for paying the Council's proper legal costs in preparing the lease.
RATING ASSESSMENT:	Rateable value TBC Rates payable TBC
To re-register your interest, please complete the pre-application form:	Contact Jo Baldwin or Alison Lea of the Property Section for more information. Telephone: 01782 742373 or 01782 742375 Please Email the completed pre-application form to: joanne.baldwin@newcastle-staffs.gov.uk alison.lea@newcastle-staffs.gov.uk

These particulars are to enable prospective purchasers or tenants to decide whether to make further enquiries with a view to negotiating. They are not intended to be relied upon in any other way and accordingly neither their accuracy nor the continued availability of the property is guaranteed. They are provided on the express understanding that neither the Executive Director, Regeneration and Development nor the Borough Council are to be under any liability in respect of their contents.

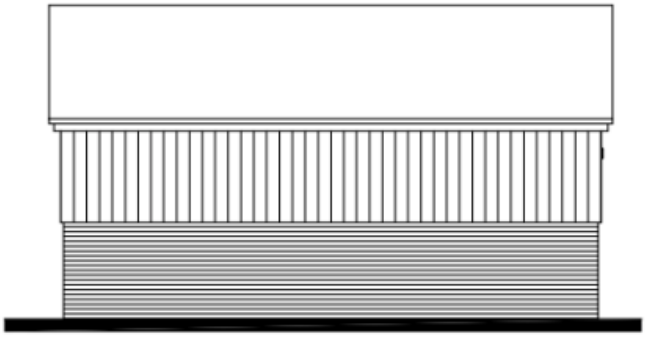
In the event of any officer of the Council supplying any further information or expressing any opinion, whether oral or in writing, such information or expression is to be treated as having been given on the same basis as these particulars.



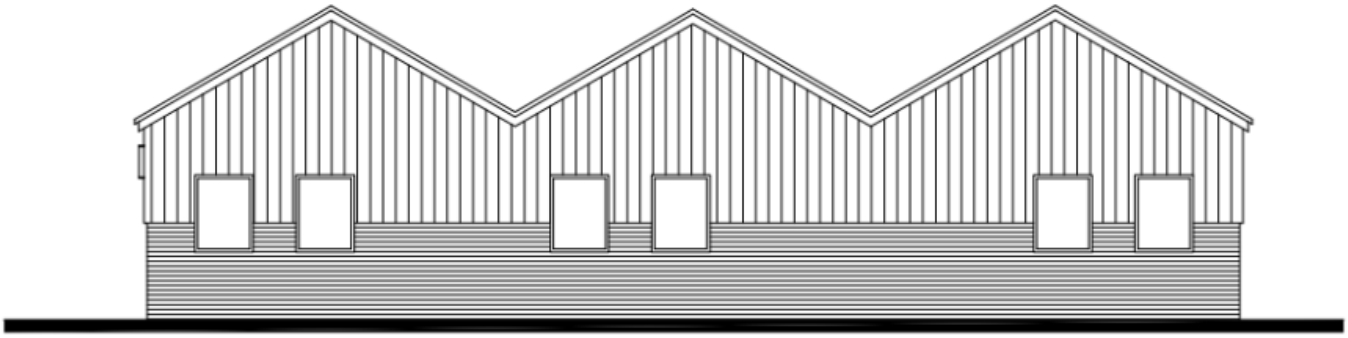
FRONT ELEVATION SCALE 1:50



SIDE ELEVATION SCALE 1:50



SIDE ELEVATION SCALE 1:50



REAR ELEVATION SCALE 1:50

