



**AVAILABLE END 2017**

**TWO NEW INDUSTRIAL/WAREHOUSE UNITS  
66,628 SQ. FT. AND 76,908 SQ. FT.  
(6,190 SQ.M. AND 7,145 SQ.M.)**

[www.primepoint14.com](http://www.primepoint14.com)

## LOCATION

Prime Point is situated one mile from Junction 14 of the M6 Motorway along the A34, 1.5 miles north of Stafford town centre. In addition the site is 11 miles from the M6 Toll.

## DESCRIPTION

Prime 1 and Prime 2 will be constructed as shown on the site plan to the following specification:

- 10m eaves
- Floor loading 50Kn psm
- 50m yard depth
- Dock and level loading
- IMW power available

## ACCOMMODATION

PRIME 1	SQ.M.	SQ.FT.
WAREHOUSE	6,590	70,934
OFFICE	555	5,974
<b>TOTAL</b>	<b>7,145</b>	<b>76,908</b>

PRIME 2	SQ.M.	SQ.FT.
WAREHOUSE	5,760	62,000
OFFICE	430	4,628
<b>TOTAL</b>	<b>6,190</b>	<b>66,628</b>

## TERMS

The units are available on a leasehold basis for a term to be agreed. Alternatively units are available freehold – price on application.

## PLANNING

The units are suitable for production and distribution uses (B1, B2 & B8).

## RATES

The units are not yet assessed. We would recommend contacting the local authority for further information.

## VIEWING

By strict appointment with the joint agents:



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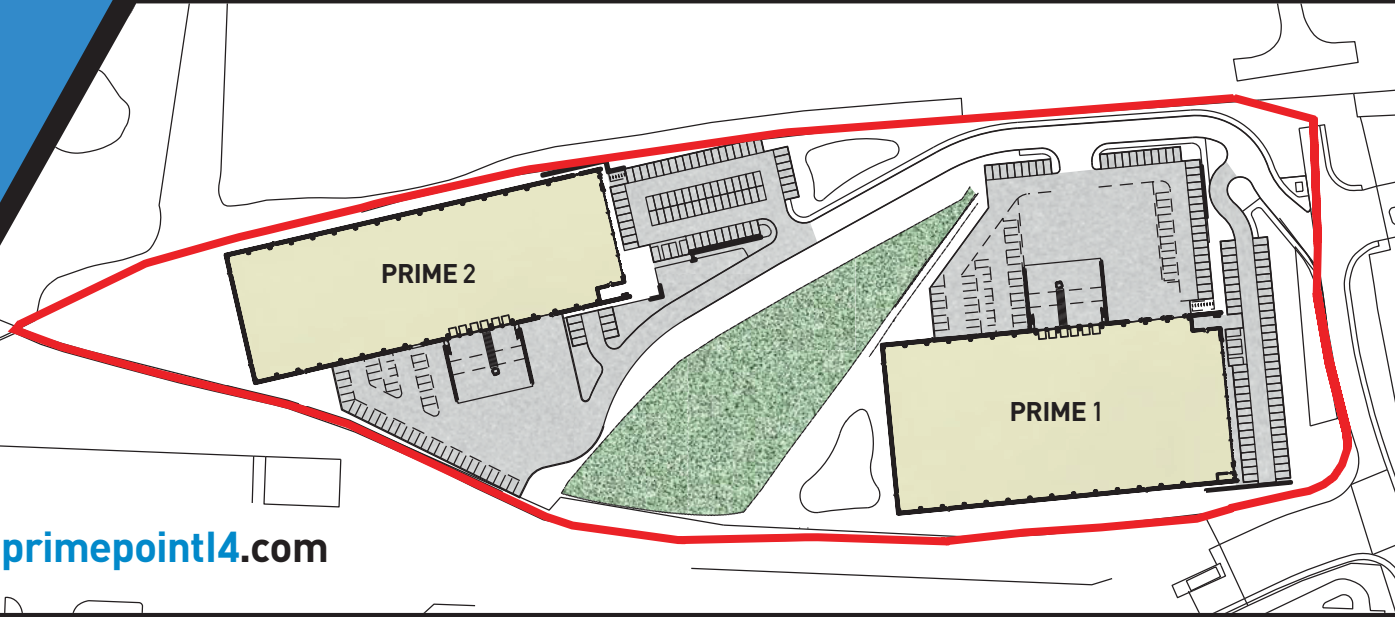
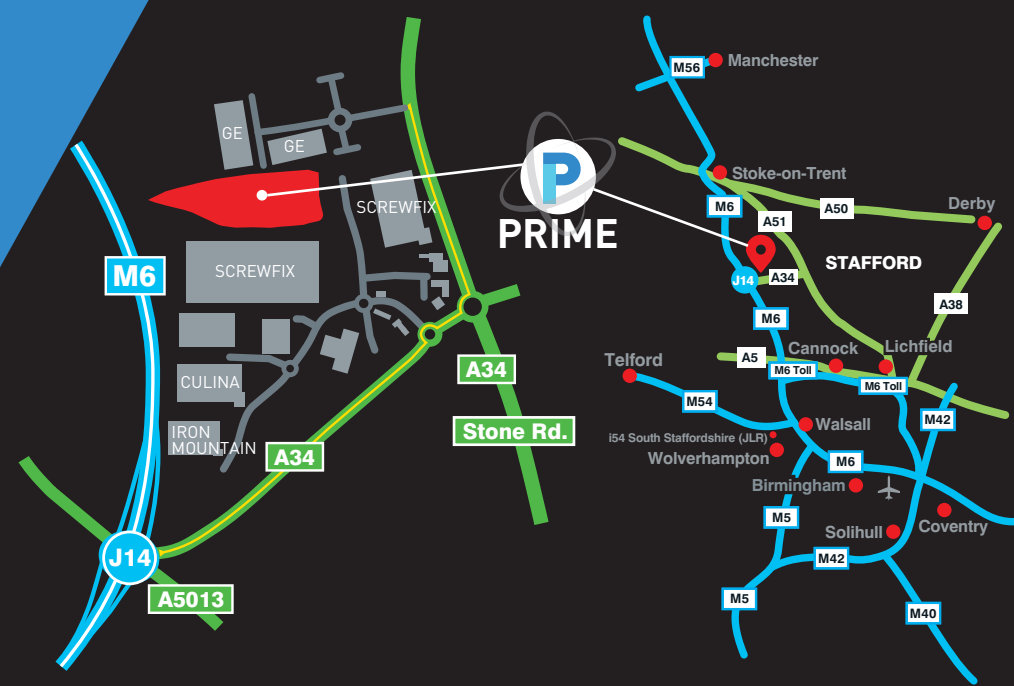
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