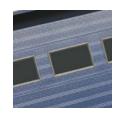


AERODROME ROAD • FRATER GATE • GOSPORT • PO13 OFG



Recently
completed
industrial
development
offering an
opportunity to
own your own
property









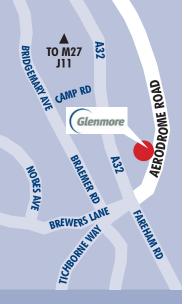
Glenmore Business Centre

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Unit	Ground Floor sq ft	First Floor sq ft	Total sq ft
1	689	689	1,378
2	RESERVED		
3	996	996	1,992
4	1,233	1,233	2,466
5	1,046	548	1,594
6	1,046	548	1,594
7	1,046	548	1,594
8	713	396	1,109
9	RESERVED		
10	608	336	944
11	605	336	941
12	605	336	941

All dimensions are gross internal areas scaled from plans. All dimensions are approximate. VAT will be charges on all Prices and Rents

Located at Frater Gate,
Gosport on the
A32 Fareham Road,
approximately 3 miles south
of Junction 11 of the M27.



Viewings by appointment only through joint agents:















Location

Glenmore Business Centre is a development of 12 high specification light industrial/business units located at Frater Gate, Gosport on the A32 Fareham Road, approximately 3 miles south of Junction 11 of the M27.

Description

Glenmore Business Centre is a new development of freehold industrial/warehouse units. The new units are constructed of steel portal frames with profile cladding and part brick and block walls. Each unit is provided with a first floor storage area, suitable for upgrading to office space. Designated car parking spaces are included. The development is set in mature landscaping.

Features

- Steel portal frames.
- Profile steel cladding.
- First floor storage.
- Mains electricity (3 phase), gas, water is available to each unit.
- Vertical lift loading doors.
- Power floated concrete floors.
- Allocated parking spaces.
- Minimum clearance under first floor is 3 metres.
- Prices and rent on application.

Tenure

All units are available for sale freehold. Alternatively new leases can be made available.

Viewing

Viewing is strictly through appointment with the agents Austin Adams or Hughes Ellard.



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