



Lantra & E

Commercial



# BEEBY'S YARD BURTON STREET

MELTON MOWBRAY, LE13 1AE

One Unit left to Rent  
£8,000 per unit per annum

Approx. 650 Sq.ft

**ONLY ONE UNIT LEFT AVAILABLE ( UNIT 14)**

**To Let £8,000 per unit per annum**

**Approximately 650 Sq. ft**

Beeby's Yard was built in the early nineteenth century next to Robery Hudson's Almshouses, as a set of horse-hiring stables of local brick under pantile roofs. These, along with several brick and prefabricated outbuildings, have been let as workshops for the last eighty years or so.

Now it is a newly created business hub for local enterprises offering a mix of modern and well-presented light industrial and storage units.

Ideal for small business storage and quiet fabrication, hobbyist rental in a town centre location.

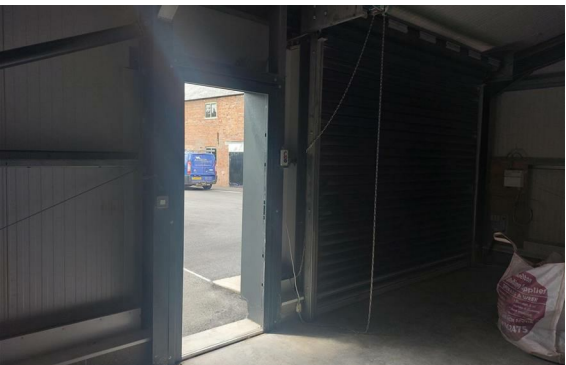
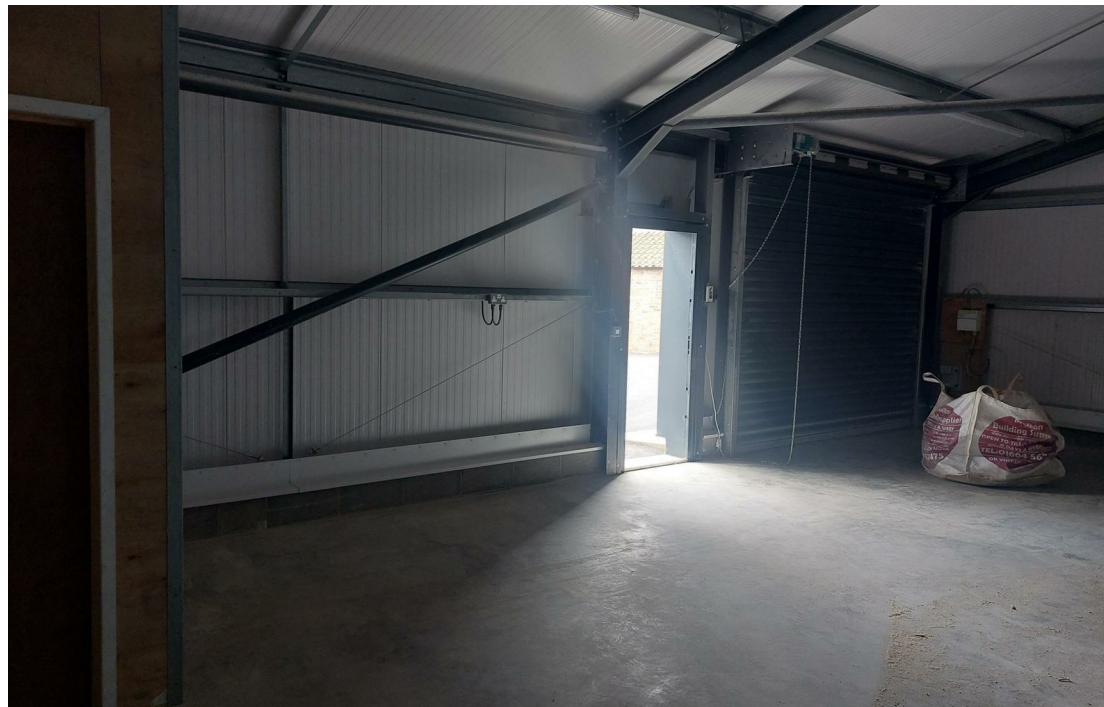
Strictly no motor trade or heavy industrial.



# Insulated Storage Units in Melton Town Centre

## Details of each Storage Unit:

- Net internal area: 650 sq. ft (62 sq. m)
- Electric roller shutter and Individual personnel door
- 3 phase supply and fluorescent lighting; 12 Sockets approx.
  - Minimum Eaves height: 8' approx.
- Gated tarmac area with one parking space per unit
  - Water included; Internal W.C.
- £500 deposit required to secure the unit



## Information

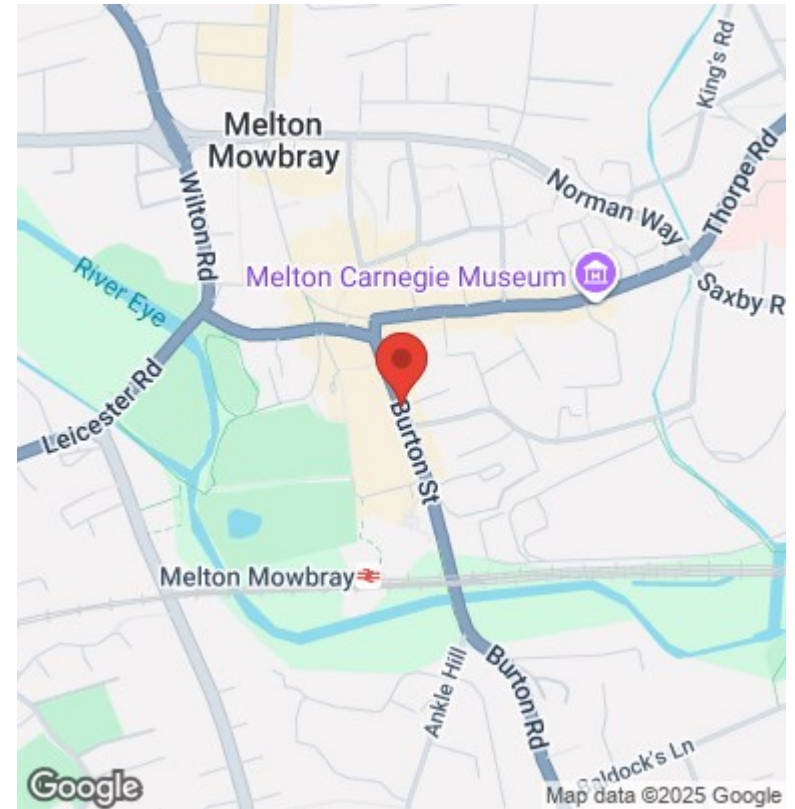
**VIEWING:** Strictly by appointment with Shouler & Son, Kings Road, Melton Mowbray, Leicestershire, LE13 1QF. Tel:- 01664 560181

**TENURE:** Minimum of 3 years on a Full Repairing and Insuring Agreement.

**SERVICES:** Mains electricity, gas, water and drainage.

**BUSINESS RATES:** To be confirmed

**DIRECTIONS:** Beeby's Yard is situated off Burton Street, Melton Mowbray. 19 Miles North-East of Leicester and 20 Miles South-East of Nottingham.



County Chambers, Kings Road, Melton  
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