









## 37,000FT<sup>2</sup> LET BY FHP IN LOUNT, LEICESTERSHIRE

On behalf of private clients, FHP Property Consultants are pleased to confirm the letting of a 37,302ft<sup>2</sup> former distribution depot situated on Melbourne Road, Lount, Leicestershire, LE65 1RS.

The site is strategically located just 2 miles from Junction 13 of the A42 with Junction 23a of the M1 only 9 miles away to the north east.

The property itself sits on a self-contained site extending to approximately 3.2 acres and comprises a single storey warehouse, a separate workshop facility and a two storey office building.

The premises have been let to Summit Platforms Ltd on a new 10 year lease.

Darran Severn of FHP Property Consultants comments:

"I am pleased this letting has completed in what has been an excellent result for all parties. This was not a straight-forward letting and there were a number of difficulties which arose during the due diligence. Pleasingly all parties took a pragmatic approach which enabled everything to be resolved to suit both landlord and tenant.

Given the nature of the site, there are a number of businesses who we are speaking to that have missed out on this opportunity, therefore I would be delighted to speak with any landlords who have any similar properties becoming available soon."

For further information on this letting, please contact Darran Severn on 07917 460 031 or darran@fhp.co.uk.

**ENDS** 

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