



EQT | EXETER



# Yorkshire & North East UK – Doncaster I

Doncaster, United Kingdom

Building Size: 277,286 SF | 277,286 SF of Industrial Space Available

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## Building Specifications

- Industrial space available
- 277,286 SF total building size
- 277,286 SF available size
- 10,306 SF of two storey fully fitted office space
- 14 m clear height
- 23 dock level loading doors
- 6 level access doors
- 500 kVa power supply
- 50m yard depth
- Racking fitted with up to 37,382 pallet spaces
- In-Racking sprinkler system fitted
- LED lighting
- 50KN psm floor load
- 127 car parking spaces
- 35 trailer parking spaces



## Additional Information

Doncaster is a core logistics market benefiting from excellent connectivity to the National Motorway Network.

The city also benefits from strategic proximity to major rail, port and airport infrastructure.

The property is situated with excellent proximity to Balby Carr Bank at Firstpoint, a prime distribution park strategically positioned just 1 mile north of the M18 Motorway (Junction 3), 3 miles north-east of the junction of the A1(M)/M18 Motorways and 12 miles north-east of Junction 32 of the M1 Motorway.

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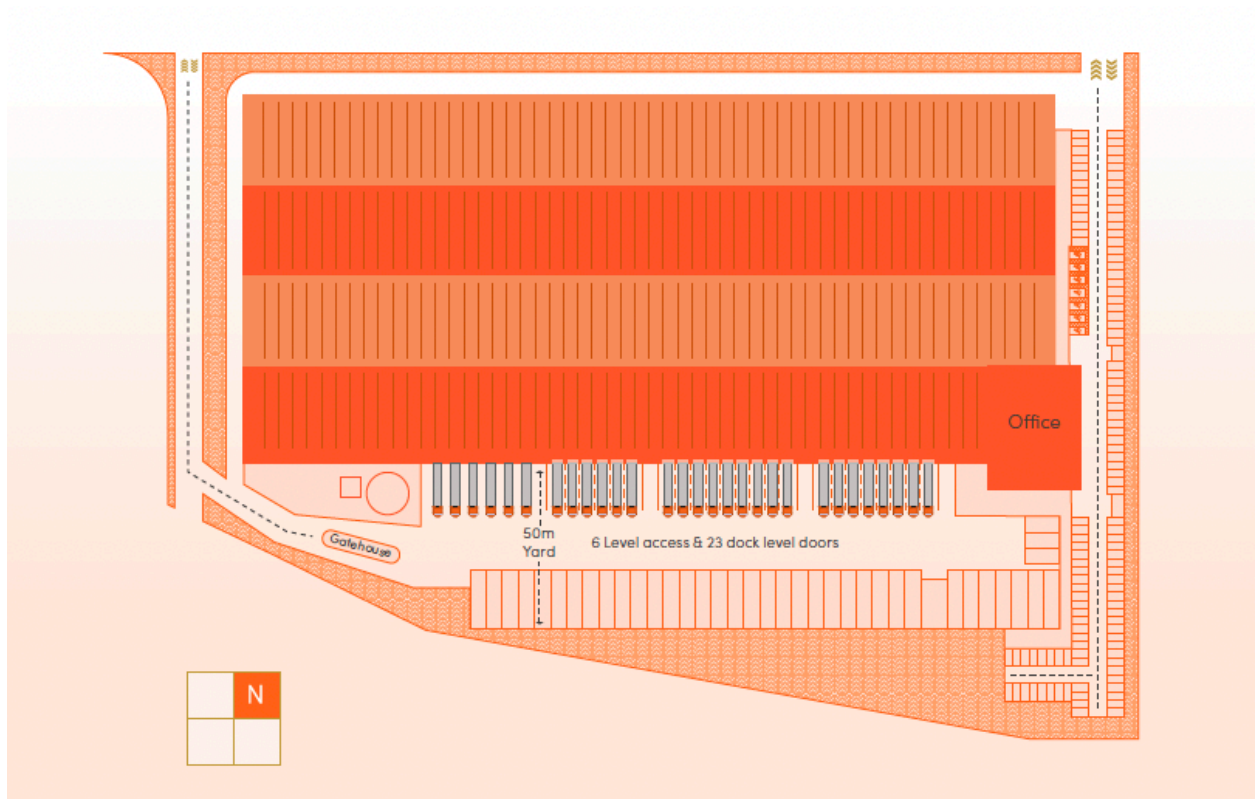
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## Location

