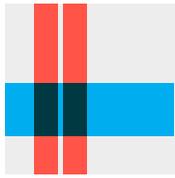


Lancaster Business Park

Modern high specification offices available immediately.
Various suite sizes from 1,206 sq ft.

ENTER





Lancaster Business Park

Description

Home
Description
Specification
Terms
Site Plan
Location
Gallery
Enquiries

Lancaster Business Park offers a range of office suites and buildings, located in an extremely prominent position, immediately adjacent to Junction 34 of the M6 motorway and the new Lancaster Park and Ride.

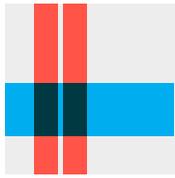
The buildings are set in well landscaped surroundings and have dedicated car parking offering occupiers a high profile position off Caton Road, Lancaster.

All accommodation includes:

- * **High quality office interiors**
- * **Lay in grid ceiling tiles**
- * **LG3 lighting**
- * **Carpet tiled floors**
- * **Perimeter trunking for small power, data & comms**
- * **Male, female and accessible toilets on each floor**
- * **Electric lifts**
- * **Overflow car park**
- * **Heating by VRF air conditioning or perimeter radiators depending on suite**



Need more info? Get in touch



Lancaster Business Park

 **Building 4**
Building 5
Building 11

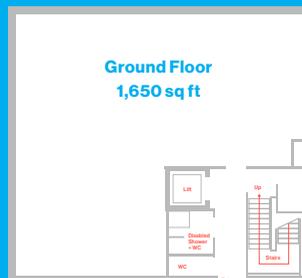
- Home
- Description
- Specification**
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Building 4, Availability

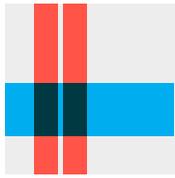
Ground Floor **1,650 sq ft**

- * Includes VRF air conditioning
- * 5 dedicated car parking spaces
- * Fully fitted kitchen
- * 2 portioned directors offices

Ground Floor



Need more info? Get in touch



Lancaster Business Park

Building 4
Building 5
Building 11

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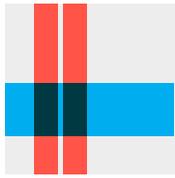
Building 5, Availability

| | |
|-------------------------|--------------------|
| Ground floor | 2,122 sq ft |
| First floor | 2,122 sq ft |
| Total Floor Area | 4,244 sq ft |

- * Both floors include VRF air conditioning
- * 11 dedicated car parking spaces



Need more info? Get in touch



Lancaster Business Park

Building 4
Building 5
▶ Building 11

- Home
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Building 11, Availability

| | | |
|---------------------|------------------------|--------------------|
| Ground Floor | Suite 1 | 2,871 sq ft |
| Ground Floor | Suite 2 | 2,136 sq ft |
| First Floor | Suite 3 & 4 | Fully Let |
| Second Floor | Suite 5a | 1,475 sq ft |
| Second Floor | Suite 5b | 1,206 sq ft |
| Second Floor | Suite 6 | 2,142 sq ft |

- * Includes gas fired central heating
- * 15 dedicated car parking spaces
- * Fully fitted kitchen
- * Intercom

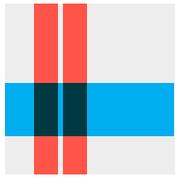
Ground Floor



Second Floor



Need more info? Get in touch



Lancaster Business Park

Terms

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Terms

The accommodation is available by way of full repairing and insuring leases for a term of years to be agreed.

Rent

Full details and quoting rents are available on application.

Legal

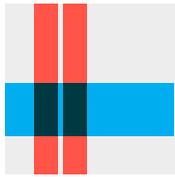
Each party to bear their own legal costs incurred in the transaction.

VAT

Prices, outgoings and rentals where quoted are exclusive of, but may be liable to, VAT at the prevailing rate.



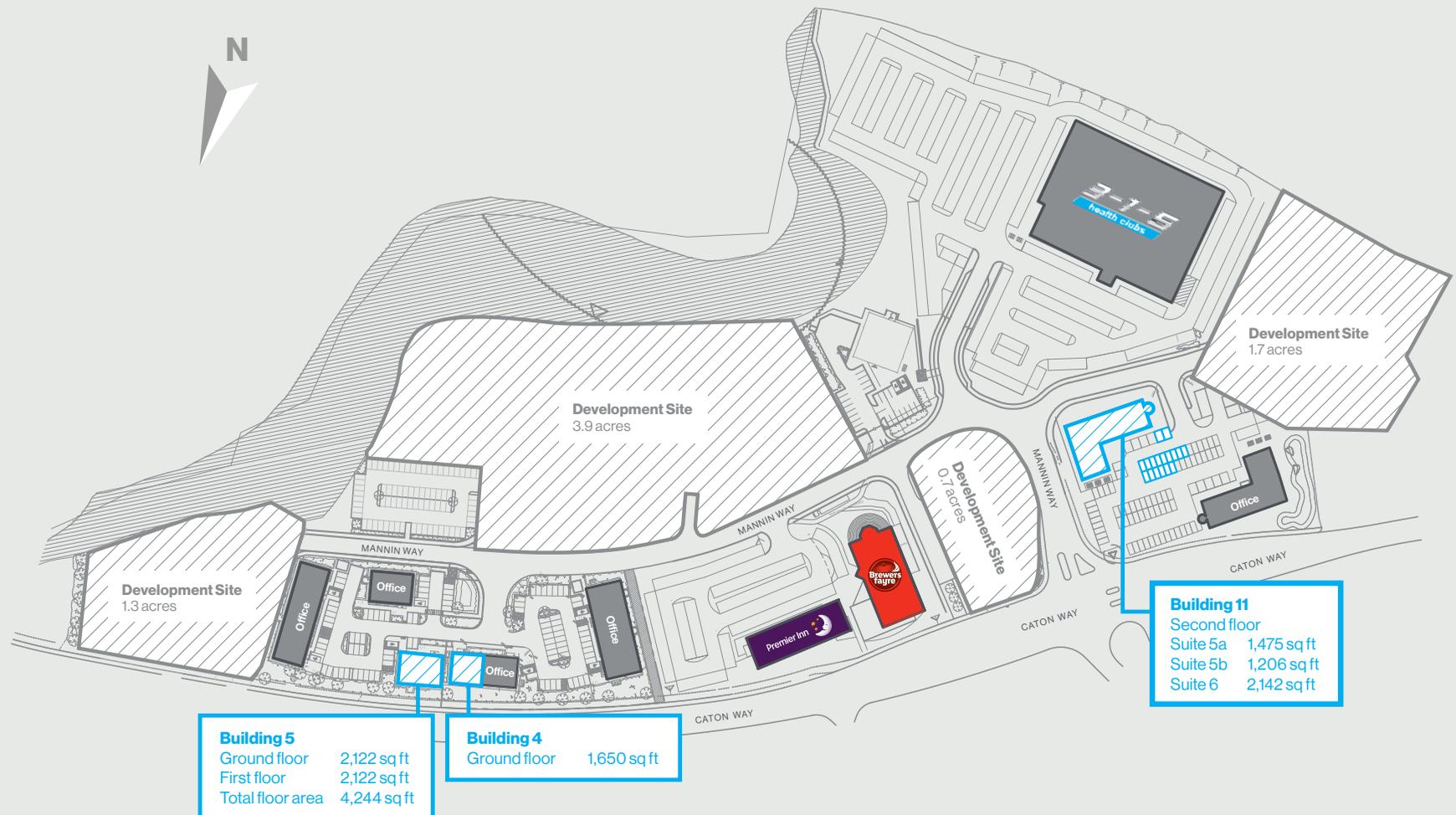
Need more info? Get in touch

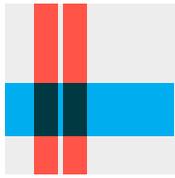


Lancaster Business Park

Site Plan

- Home
- Description
- Specification
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- Site Plan**
- Location
- Gallery
- Enquiries





Lancaster Business Park

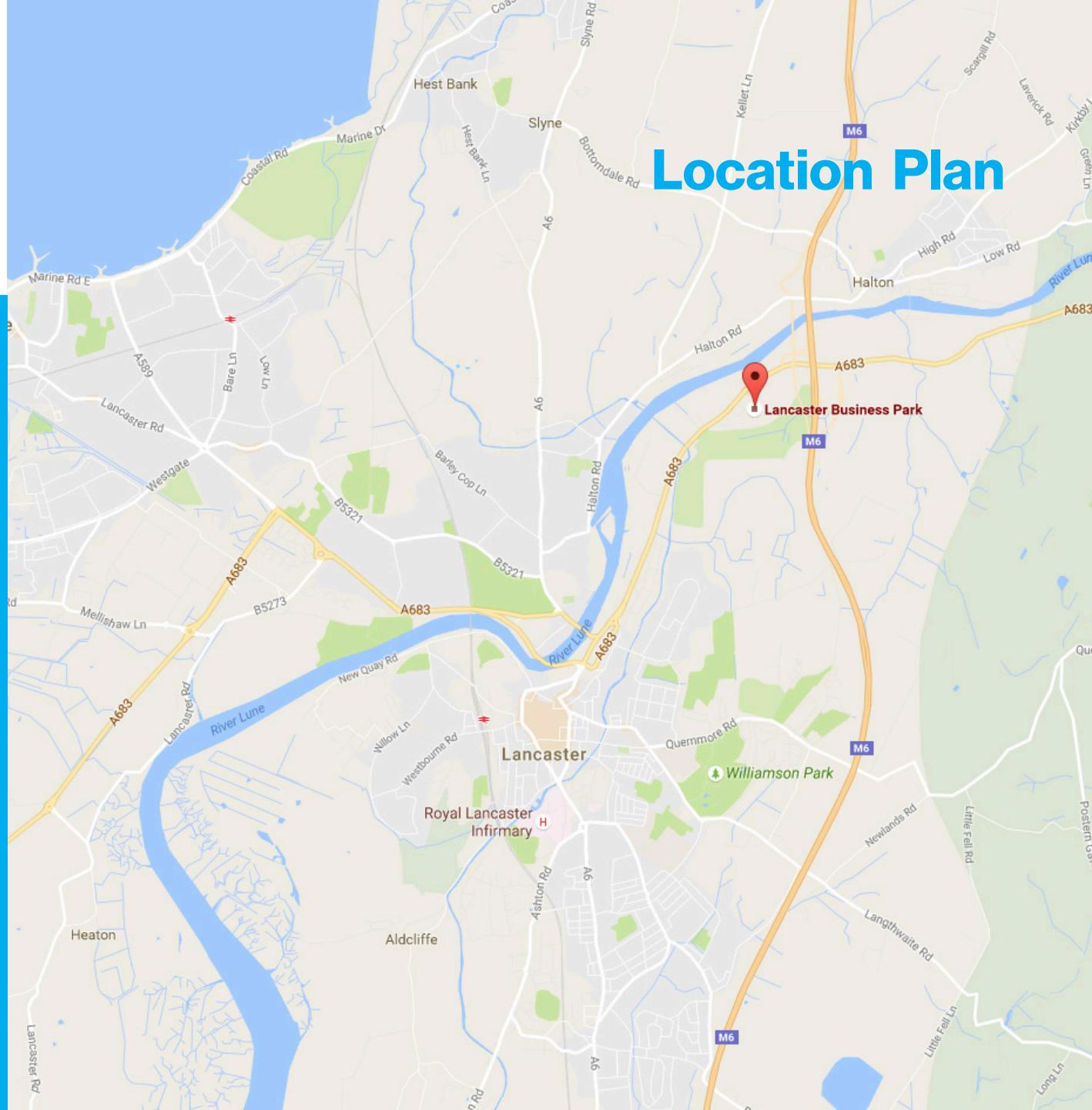
- Home
- Description
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- Terms
- Site Plan
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Located in an extremely prominent position, immediately adjacent to Junction 34 of the M6 motorway.

Lancaster Business Park
Caton Road
Lancaster
LA1 3RQ

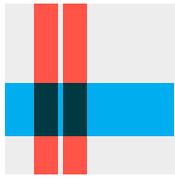


Get Directions
using Google Maps



Location Plan

Need more info? Get in touch



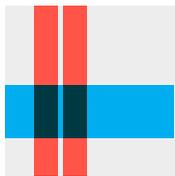
Lancaster Business Park

Gallery

- Home
- Description
- Specification
- Terms
- Site Plan
- Location
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- Enquiries



Need more info? Get in touch



Lancaster Business Park

Enquiries

- Home
- Description
- Specification
- Terms
- Site Plan
- Location
- Gallery
- Enquiries**

Managed by:



Tel: 0845 838 7627

Owned by:



Graeme Wood

 07767 648 932

 graeme@stratospdi.com



Mark Clarkson

 01524 60524

 mac@eckersleyproperty.co.uk

