



WELCOME TO
DRAKESMEWS

Owned & Managed by TheParksTrust

CROWN HILL | MILTON KEYNES | MK8 0ER



PREMISES TO LET

Premises set in landscaped grounds with generous parking and close to Milton Keynes city centre, this established business park offers a range of self-contained offices suites, studio spaces and light industrial units.

**Suite sizes: from 660 sq.ft. (61 sq.m.)
to 4000 sq.ft. (371 sq.m.)**

- New ownership by The Parks Trust, the charity that cares for the parks, woodlands and lakes of Milton Keynes
- Recently refurbished offices
- On site parking
- Excellent access to A5 and M1
- CCTV security
- Flexible Lease Terms



01908 678 800
www.kirkbydiamond.co.uk

For viewing and further information please contact:

Nick Bosworth
nick.bosworth@kirkbydiamond.co.uk 01908 558 746

Holly Dawson
holly.dawson@bidwells.co.uk 01908 202 190



BIDWELLS

01908 202 190
bidwells.co.uk



The city of Milton Keynes is located at the heart of the UK and forms a centre point between London and Birmingham, Oxford and Cambridge. It is easily accessible from the M1 (junctions 13–14) and provides outstanding infrastructure and connectivity.

Location

Drakes Mews Business Estate is located in Crownhill, an area approximately 1.5 miles west of Milton Keynes city centre. It offers a mix of self-contained office suites, hybrid office/workshop units and light industrial premises.

Attractive Surroundings

Tenants on this estate enjoy the added advantage of having The Parks Trust as their landlord. The Parks Trust is a local charity that has cared for over 6,000 acres of beautiful and inspirational green space in Milton Keynes since 1992. The charity goes to great lengths to ensure that the landscape around Drakes Mews is an attractive space, adding value to the working environment. Fresh signage has been installed to create a professional welcome for tenants and visitors.

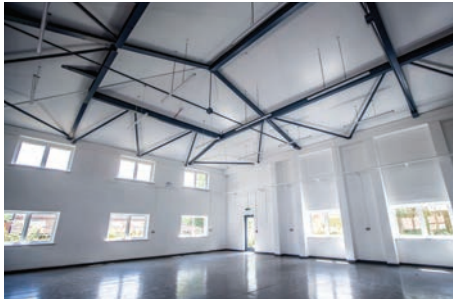
Sustainable and Modern

The estate has been recently refurbished to a high standard and all units benefit from a raft of features designed to make working life easier, smarter and more sustainable:

- Shared on site parking
- Good natural light
- CCTV
- Bespoke brand signage
- Heating/cooling air conditioning and independent ventilation
- Wall mounted heaters



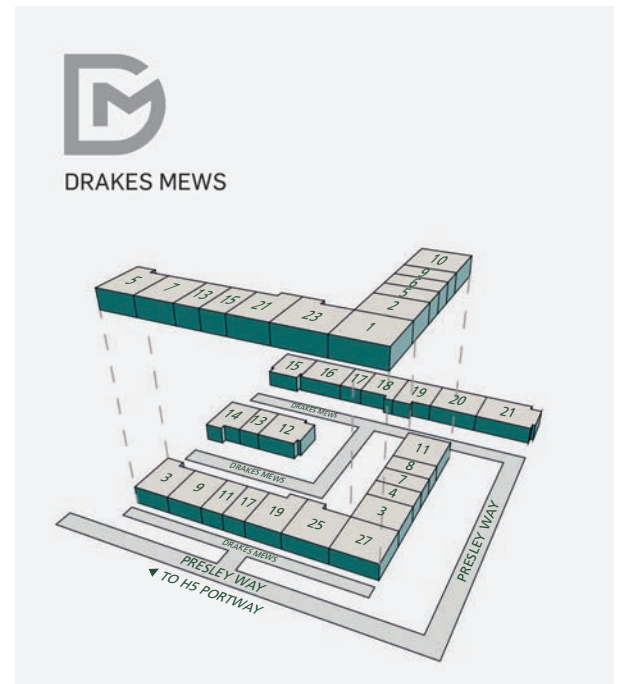
- LED lighting throughout (uplights to enhance newly vaulted ceilings)
- Independent entrances
- New front doors and rear fire doors
- Light industrial units benefit from automated roller shutters
- New windows throughout
- Convenient kitchenette areas
- New and upgraded w/c facilities
- Individual office/meeting/conference room(s)
- fully carpeted/hard flooring (recycled)



Current Availability

Unit Description	Tenant Name	Area
6 Drakes Mews	1st floor (office)	667 sq.ft. / 62 sq.m.
7 Drakes Mews	Ground floor (office/light industrial)	670 sq.ft. / 63 sq.m.
10 Drakes Mews	1st floor (office)	1,677 sq.ft. / 156 sq.m.
15 Drakes Mews	Ground floor (light industrial)	2,433 sq.ft. / 226 sq.m.
5 Presley Way	1st floor (office)	1,447 sq.ft. / 138 sq.m.
7 Presley Way	1st floor (office)	1,604 sq.ft. / 149 sq.m.
23 Presley Way	1st floor (office)	2,154 sq.ft. / 200 sq.m.
25 Presley Way	Ground floor (office/light industrial)	2,239 sq.ft. / 208 sq.m.

Site Layout



Prospective occupiers are advised to check the rates payable by contacting the Local Rating Authority, Milton Keynes Council on 01908 691 691. EPC rating estimated to be C for all office units post refurbishment. Legal costs - each party will be responsible for their own legal costs. The Agents will not be liable, in negligence or otherwise, for any loss arising from the use of these particulars.



ADDRESS	DESCRIPTION	SIZE		QUOTING RENT (£/PAX)	EPC RATING	AVAILABILITY
		SQ FT	SQ M			
6 Drakes Mews	First Floor (Office)	667	62	£15,000	D 77	Available
11 Drakes Mews	Ground Floor (Office/Light Industrial)	1,687	157	£20,244	D 80	Under offer
16 Drakes Mews	Ground Floor (Industrial)	1,354	126	£18,950	E 124	Under offer
23 Presley Way	First Floor (Office)	2,154	200	£48,465	D 76	Available

Prices are quoted exclusive of VAT. Prospective occupiers are advised to check the rates payable by contacting the Local Rating Authority, Milton Keynes Council on 01908 691 691.

Enquiries

Emily Tarry
01908 206 754 / 07825 813610
emily.tarry@bidwells.co.uk

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