



Newton Court, Saxilby Enterprise Park
Skellingthorpe Road, Lincoln, Lincolnshire, LN1 2LR

£2,000,000

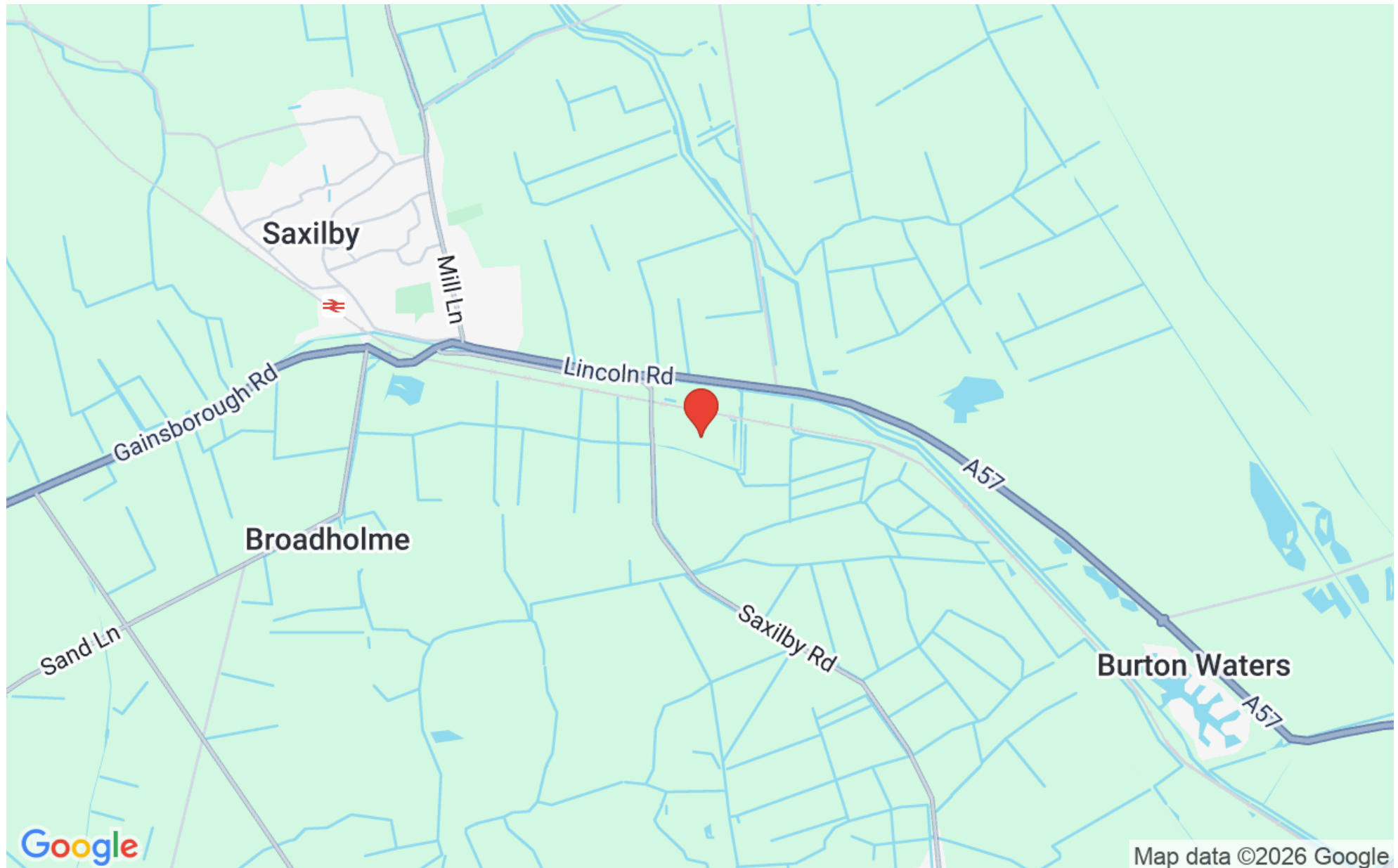
Details

- For Sale
- High Quality Business Space
- Ground Floor 10824 sqft
- First Floor 10113 sqft
- Can be split
- Parking for over 50 cars
- Fully fenced site
- CEPC - D





Location



Overview

An excellent opportunity to purchase this substantial commercial and business space. The property provides high quality offices and commercial space that has been expanded and developed over the last 15 years in linked sections. The property is 2 storey.



Location

The property is situated on the established and well located Saxilby Enterprise Park. The site is adjacent to the main A57 at Saxilby to the west of the city of Lincoln. The position provides quick access to the A1 (13 miles) and the A46 Lincoln by pass (5 miles). The A57 trunk road is used by in excess of 12000 vehicles per day.

ACCOMMODATION

The property provides high quality offices and commercial space that has been expanded and developed over the last 15 years in linked sections. The property is 2 storey.

Ground Floor 10824 sqft (1005.5 sqm)

First Floor 10113 sqft (939.5 sqm)

Overall Area 20937 sqft (1945 sqm)

The property has a fully fenced yard and gated car par for up to 50 cars

PLANNING

The property has established commercial office and business use



SERVICES

Mains electricity, water, drainage are connected

TENURE

The property is offered for sale , freehold with vacant possession

RATEABLE VALUE

The property has a rateable value of £149,000

CEPC

The property has a CEPC rating of D

LEGAL COSTS

Each party are responsible for their own legal costs

VAT

The price is exclusive of VAT if applicable



LOCAL AUTHORITY
Contact West Lindsey District Council

Tel 01427 676676

VIEWINGS
Contact Pygott & Crone Commercial

Tel 01522 536777





Denotes restricted
head height

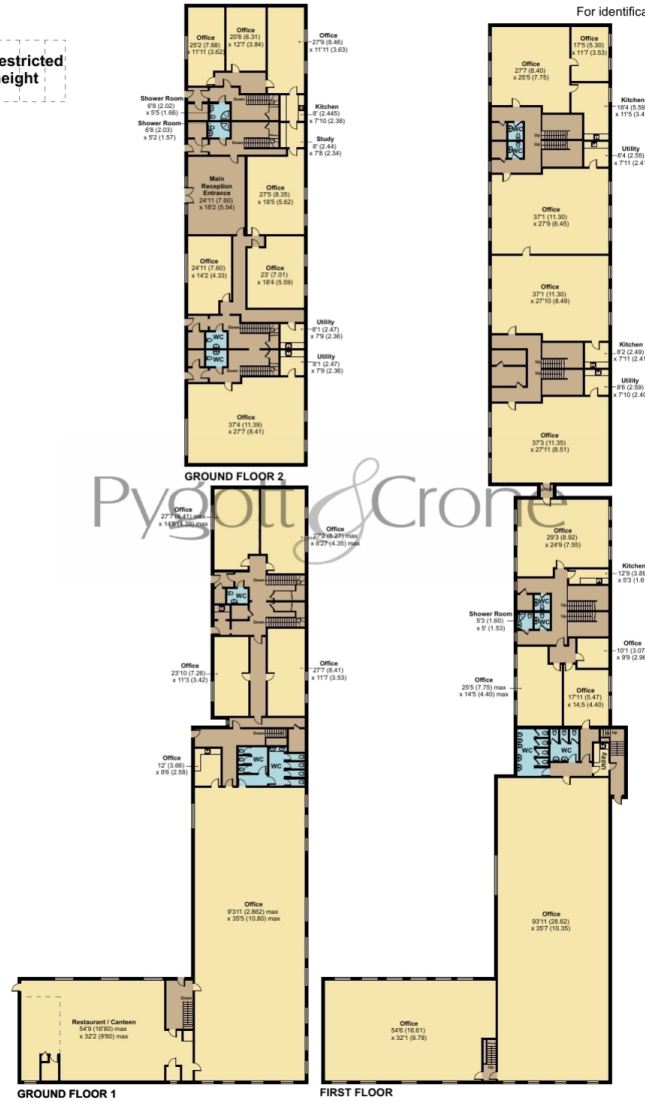
Skellingthorpe Road, Saxilby, Lincoln, LN1

Ground Floor Net Internal Area = 10824 sq ft / 1005.5 sq m

First Floors Net Internal Area = 10113 sq ft / 939.5 sq m

Total = 20937 sq ft / 1945 sq m

For identification only - Not to scale



Floor plan produced in accordance with RICS Property Measurement 2nd Edition,
Incorporating International Property Measurement Standards (IPMS3 Commercial). © nchecom 2026.
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Newton Court, Saxilby Enterprise Park , Skellingthorpe Road
is marketed through our Commercial office

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