



Potter Space Selby

Barlby Road, Selby, Y08 5DZ

To Let

Unit 36

29,827 sq ft (2,771 sq m)



Location

Potter Space Selby benefits from a fantastic location being set back from Barlby Road, which links into the A63 Selby bypass, A19, M62 and A1(M). Providing access routes to York, Leeds, Manchester, and Hull.

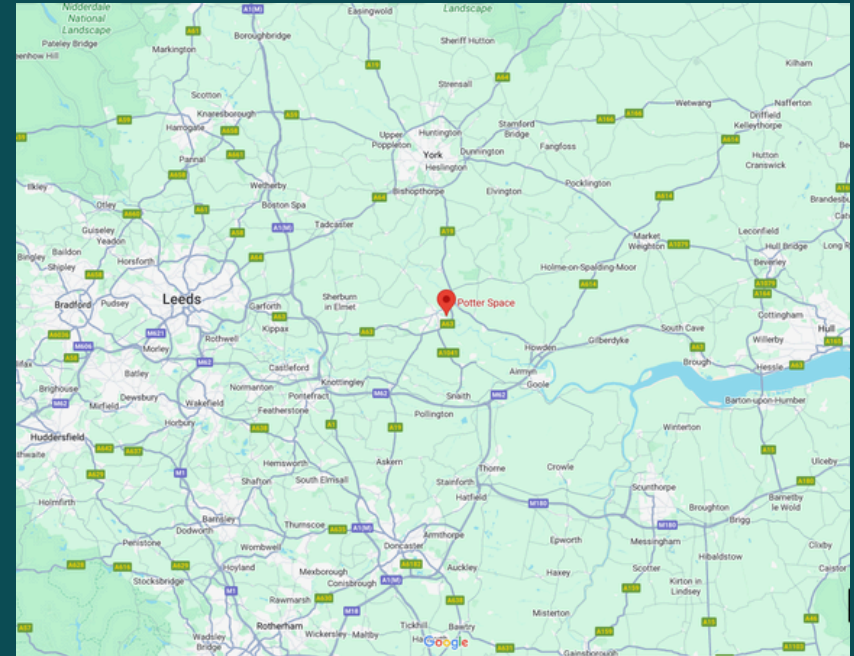
The business park is strategically located less than 1/2 mile from the Selby Bypass (A63), less than 8 miles from Junction 34 of the M62 Motorway and circa 12 miles from York City Centre. The property itself is accessed off Barlby Road and leads directly to the Selby Bypass (A63) via Bawtry Road (A19).



Prime location



A19, M62 & A1(M)
access



Drive times*	Miles	Time
York	14	30 mins
Leeds	26	49 mins
Hull	36.3	52 mins
Sheffield	45.2	1 hour 10 mins
Middlesbrough	66.2	1 hour 25 mins
Manchester	68.9	1 hour 34 mins
Nottingham	72.1	1 hour 45 mins
Birmingham	117.3	2 hour 13 mins

- AA Route Finder

Park

Potter Space Selby is a well established and thriving industrial park. It's comprised of a mixture of warehouse buildings and open storage land and is served by an operational rail-head.

The on-site management team ensure the park is well maintained and the CCTV coverage provides security for your peace of mind.

With ample car parking and clear signage, your visitors will be able to visit you with ease.



Covered by
CCTV



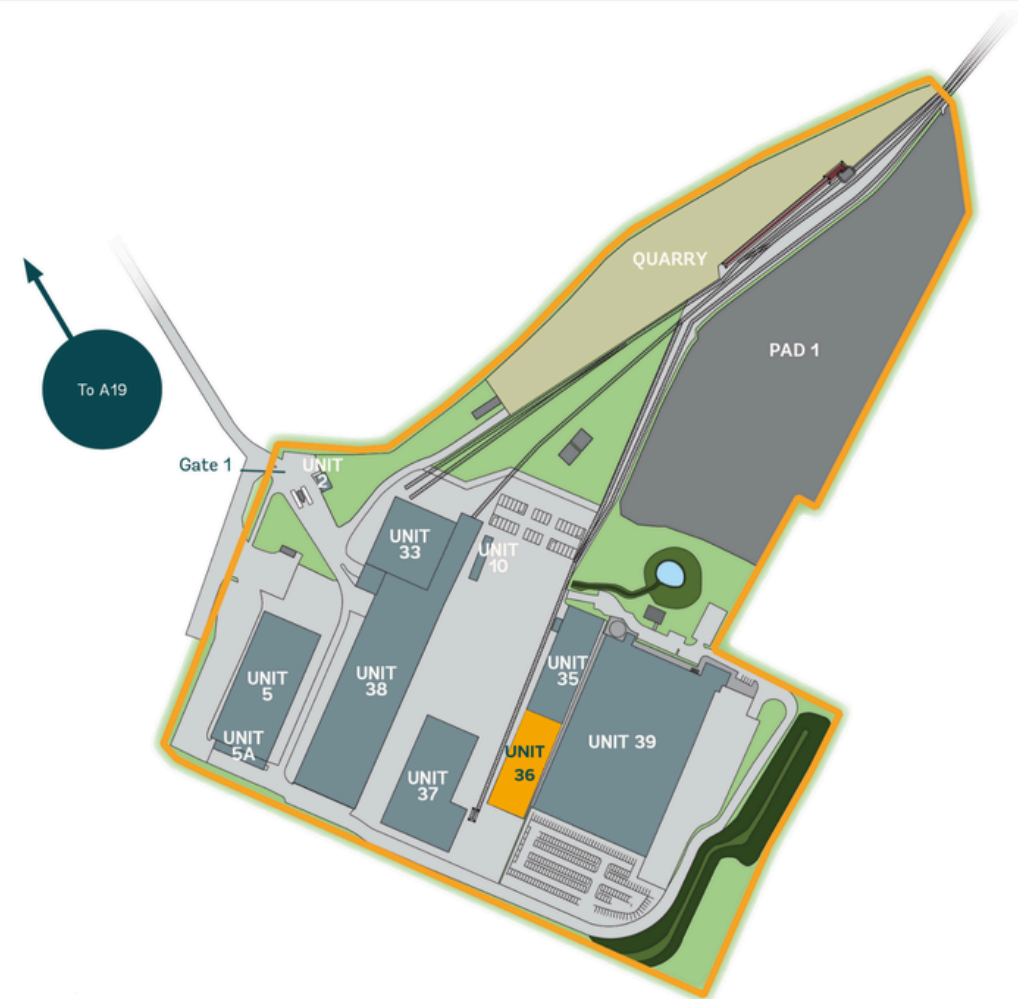
Management team
on site



Parking spaces
on site



Rail connected
park



Unit

The property comprises a 29,827 sq. ft (2,771.05 sq. m) semi-detached warehouse / industrial unit. The warehouse is of steel portal frame construction under a pitched profile metal sheet roof and benefits from an eaves height of 8.24 meters.

The elevations are a combination of cladding and translucent panels both internally and externally, whilst services within the warehouse include a combination of strip LED and strip fluorescent PIR lights. Loading is via 3 ground level doors to the west elevation and 3 further dock level doors at the gable end to the north (2 standard and 1 Euro dock).

Nearby occupiers include Bowker Group, GXO & Cemex.



Key Features



Eaves height
of 8.24m



Floor loading
35kn/m sq



Loading via 3 electric ground level doors & 3 dock level loading doors



Dedicated
yard area



Three phase
electric supply



Potential for
office facilities



Potential for
welfare facilities



Potential for
mezzanine

Park



Find your home for business

We can adapt and build space to meet the needs of your business, whatever the size.

The team at Potter Space will work with you every step of the way, to ensure a quick and smooth process, from start to finish. This means that your chosen building requirements will be delivered in a timeframe, based around the needs of your new or expanding business. Please call us to find out more.

Development by



Home for business

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