

LAST AVAILABLE UNIT

NEW BUILD

**IAS** industrial  
agents  
society

Awards  
2026  
WINNER

BEST OVERALL SCHEME MULTI-LET INDUSTRIAL ESTATE



UNIT 7

Industrial // Warehouse // Trade Unit

AVAILABLE TO LET

4,359 SQ FT (405 SQ M)

[WWW.TTPARK.CO.UK](http://WWW.TTPARK.CO.UK)



**TT PARK**

OLD STATION ROAD | TOWCESTER | NN12 6QU



# LOCATION

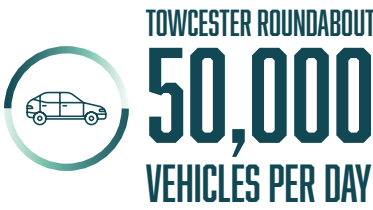
Towcester Trade Park is prominently located on the junction of the A43 and A5 linking the M1 and M40 motorways.

The site is 0.6 miles to the north of Towcester Town Centre, with the immediate location benefiting from some established existing retail and industrial use with occupiers including; Screwfix, Porsche, Sytner Group, Carsa, Towcester Tyre Services, Aldi, B&M and Tesco.

Towcester is well located within the “Golden Triangle” and sits

strategically on the A5 and the A43, circa 13 miles to the North of Milton Keynes, 10 miles to the west of Northampton and 14 miles south of Daventry.

The nearest railway connection is Northampton Station within 10 miles servicing London Euston within an hour. Milton Keynes Central Station is 13 miles to the south east also servicing London Euston within 30 minutes.



| LOCATION            | TIME    | DISTANCE   |
|---------------------|---------|------------|
| SILVERSTONE CIRCUIT | 11 MINS | 5.3 MILES  |
| M1 J15A             | 12 MINS | 5.6 MILES  |
| A45                 | 15 MINS | 8.6 MILES  |
| NORTHAMPTON         | 20 MINS | 10.0 MILES |
| MILTON KEYNES       | 22 MINS | 13.0 MILES |
| M40                 | 35 MINS | 18.0 MILES |
| M45                 | 32 MINS | 18.2 MILES |
| M6 J19              | 40 MINS | 24.0 MILES |

# UNIT 7 : SPECIFICATION



Prominent roadside location



Electric roller shutter door



EPC 'A+'



EV charging points



Three phase power



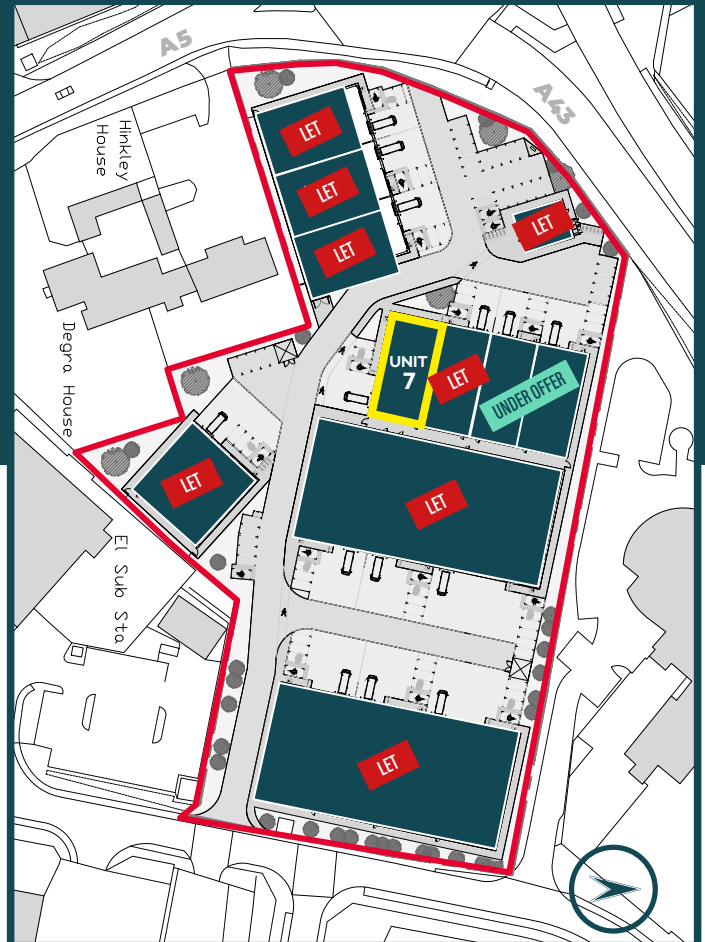
8m eaves



Allocated parking



BREEAM "Excellent"



## RENT

Rent on application.

## SERVICE CHARGE

There is an estate service charge payable. Please contact the agents for more information.

## BUSINESS RATES

The property has a Rateable Value of £36,750. Please contact the Local Authority for confirmation of Rates Payable.

## CONTACT

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# BERRYS

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# DTRE

A joint development by:

## TOP ROAD



BUCCLEUCH  
PROPERTY

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Produced by Designworks.