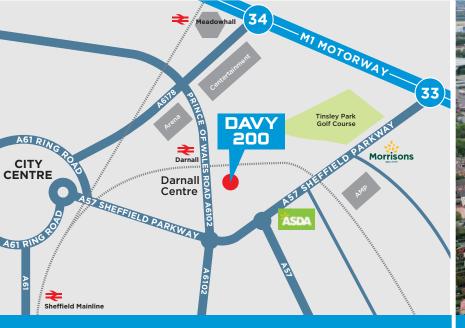


- High Bay Industrial Unit
- Over-head gantry crane
- Secure site
- Large power supply available





TO SHEFFIELD PARKWAY AND MI 323 Keyline is for indicative purposes only.

LOCATION

Davy Markham works are situated on Prince of Wales Road approximately 3 miles east of Sheffield City Centre. Prince of Wales Road joins with the A57 which is the main arterial route linking Sheffield with Junction 33 of the M1 Motorway.

DESCRIPTION

Bays 4 – 6 form part of the former Davy Markham facility at the location and provide a number of USP's. The property provides a number of cranes and the ability to lift over 200 tonnes at the location.

The proposal on site is to split the bays to provide approximately 100,000 sq ft in each section with associated office accommodation to be agreed. The premises will undergo a number of landlords improvements and following this will be available for occupation.

RENTAL VALUE

RV for the site attached.

QUOTING TERMS

£3.50 per sq ft on terms to be agreed.



BAYS 4-6 DAVY INDUSTRIAL ESTATE

Prince of Wales Road | Darnall | Sheffield | S9 4BW

ACCOMMODATION

BUILDING	FLOOR	USE	SQ FT
Building 1	GF Bays 1-3	Warehousing Warehousing	6,900 84,981
Building 1	Bays 4-6	Warehousing	104,690
Building 1	1st floor	Warehousing	7,632
Building 1	2nd floor	Warehousing	4,478

VA

All figures quoted are subject to VAT at the prevailing rate where applicable.

LEGAL COSTS

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

FURTHER INFORMATION

For more information please contact:



Ed Norris

ed@cppartners.co.uk

Toby Vernon

toby@cppartners.co.uk

MISREPRESENTATION ACT These particulars do not constitute part of an offer or contract. All descriptions, dimensions, reference to condition and necessary permission for use and occupation and other details contained herein are for general guidance only and prospective purchasers or tenants should not rely on them as statements or representations of fact and must satisfy themselves as to the fire accuracy. Neither Commercial Property Partners, nor its employees or representatives have any authority to make or give any representation or warranty or enter in addition. The reference to any mechanical or electrical equipment or other facilities at the property shall not constitute a representation (unless otherwise stated) as to its state or condition or that it is capable of fulfilling its intended function and prospective tenants/purchasers should satisfy themselves as to the fitness of such equipment for their requirements. Prices/rents quoted in these particulars may be subject to VAT in addition. a) These particulars were prepared from preliminary plans and specifications before the completion of the properties and are intended only as a guide. They may have been changed during construction and final finishes could vary. Prospective purchasers should not rely on this information but must get their solicitor to check the plans and specifications attached to their contracts. b) We have not made any investigations into the existence or otherwise of any issues concerning pollution of land, air or water contamination and the purchaser is responsible for making his own enquiries in this regard. Designed and produced by www.thedesignexchange.co.uk Tel: 01943 604500. June 2019.