

Mileway

Riverside Park & Sheaf Gardens Sheffield

Available to Let
Warehouse
2,789 sq ft



RIVERSIDE PARK

Max. height 5m



Roller shutter door



Car parking with yard area



24-hour access



0.5 miles to Sheffield city centre

Riverside Park & Sheaf Gardens

Sheaf Gardens 1-8, Riverside Park 1-11, Duchess Road Sheffield S2 4BB



Description

The accommodation forms part of a small development of 19 industrial units, known as Riverside Park and Sheaf Gardens. Riverside Park is arranged in two terraces, situated along a central yard. The available units have a steel portal frame construction, set beneath a pitched roof, with brick and steel profile clad elevations. The units are accessed via a personnel entrance, leading into the warehouse area. There are toilet facilities to the rear of the units. There are full height roller shutter loading doors with external shared parking/yard area.

Location

The units form part of a multi-let industrial / warehouse estate, situated to the South side of Sheffield, approximately 0.5 miles from Sheffield Centre. Riverside Park/Sheaf Gardens is easily accessible, being located just off the A61 (Queens Road) along Duchess Road.

EPC

EPC is available upon request.

Terms

Available on new full repairing and insuring leases.

VAT

VAT will be payable where applicable.

Legal Costs

All parties will be responsible for their own legal costs incurred in the transaction.

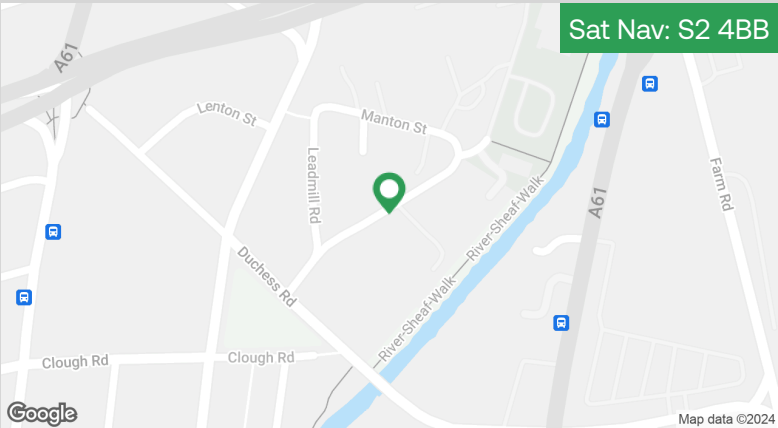
Viewing / Further Information

Please contact:

Mileway
Tom Graham
yorkshire@mileway.com
0113 8683776

CPP
Will Rowe
will@cpp.co.uk
0114 270 9165

CPP
Ed Norris
ed@cpppartners.co.uk
0114 273 8857



Accommodation:

Unit	Property Type	Size (sq ft)	Availability	Rent
Unit 5 Riverside Park	Warehouse	2,789	Under offer	Under offer
Total		2,789		

This document (together with any attachments, appendices, and related materials, the "Materials") is provided on a confidential basis for informational due diligence purposes only and is not, and may not be relied on in any manner as legal, tax, investment, accounting or other advice or as an offer or invitation to lease the property referred to herein or otherwise enter into any other transaction, agreement or arrangement, nor shall it or the fact of its distribution form the basis of, or be relied on in connection with, any lease or other contract or any commercial or investment decision. If such offer is made, it will only be made by means of heads of terms (collectively with any additional documents, the "Heads of Terms"), which would contain material information not contained in the Materials and which would supersede and qualify in its entirety the information set forth in the Materials. In the event that the descriptions or terms described herein are inconsistent with or contrary to the descriptions in or terms of the Heads of Terms, the Heads of Terms shall control. None of Mileway nor any of its respective affiliates makes any representation or warranty, express or implied, as to the accuracy or completeness of the information contained herein and nothing contained herein should be relied upon as a promise or representation of any kind.