

parkwood trade quarter

RUTLAND ROAD ■ SHEFFIELD ■ S3 9QX

CANMOOR



Modern Industrial / Trade / Warehouse Units 4,000 - 12,605 sq ft **TO LET**

- Sheffield's premier trade destination
- Fully refurbished units
- Full height roller shutter doors
- High quality open span workshops
- 6.1m eaves height
- Excellent road access
- Office accommodation
- Three phase electricity

 **HOWDENS**

 **TOOLSTATION**

 **EDMUNDSON
ELECTRICAL**

 **CCF**

 **plumbworld**
Big brands, small prices.

 **seven day**
WINDOWS • DOORS • CONSERVATORIES

 **GSF**
CAR PARTS

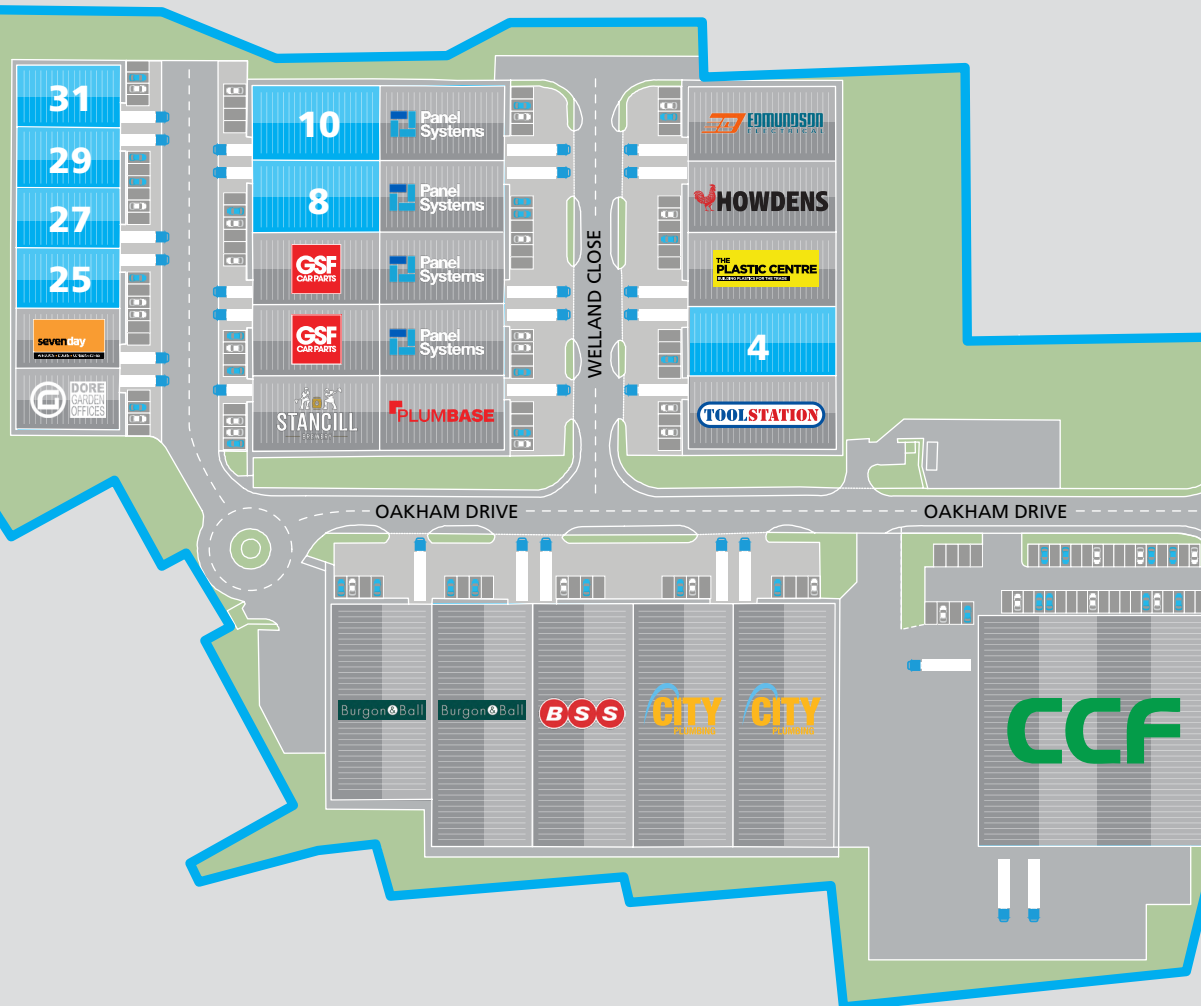
SHEFFIELD

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SHEFFIELD



Local occupiers include

DESCRIPTION

Parkwood Trade Quarter provides 26 units arranged in five terraces providing approximately 205,917 sq ft with available units ranging in size between c.4,000 sq ft and 12,605 sq ft.



HIGH BAY LIGHTING



EXCELLENT ROAD ACCESS



THREE PHASE ELECTRICITY



6.1M MINIMUM CLEAR INTERNAL EAVES HEIGHT



OFFICE ACCOMMODATION



CONNECTIONS TO ALL MAINS SERVICES



HIGH QUALITY OPEN SPAN WORKSHOP SPACE



FULL HEIGHT ROLLER SHUTTER DOORS



NEW LED LIGHTING



LARGE SHARED YARD



FULLY REFURBISHED UNITS



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LOCATION

Parkwood Trade Quarter is a multi unit Industrial and Trade Estate off Rutland Road within the Neepsend area of Sheffield. The estate is accessed off the B6070 (Rutland Road) which provides direct access to the A61 (Penistone Road) the main arterial route through Sheffield, providing easy access into Sheffield City Centre and out to the M1 Motorway at Junction 33, 34 and 36. The surrounding area is an established commercial location, home to a number of well known industrial and warehouse and trade occupiers.

COMMUNICATIONS

Sheffield	0.5 miles
J33 M1	4 miles
J34 M1	4 miles
J36 M1	9 miles
Doncaster	22 miles
Wakefield	23 miles
Leeds	33 miles
Manchester	40 miles
Liverpool	77 miles
Birmingham	86 miles



FURTHER INFORMATION

For further information on available units please contact the joint agents:



Rebecca Schofield
07776 172 123
rebecca.schofield@knightfrank.com
Kitty Hendrick
07989 735 137
kitty.hendrick@knightfrank.com



Ed Norris
07711 319 339
ed@cpp.uk
Will Rowe
07709 281 377
will@cpp.uk