Enterprise Park Industrial Estate, Woodbourn Road

SHEFFIELD, S9 3JL

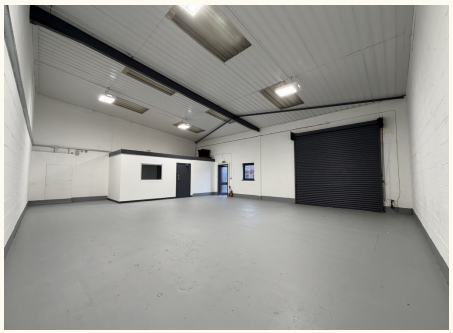
1,125 Sq Ft

(104.51 Sq M)

QUOTING TERMS

£12,500 Per Annum





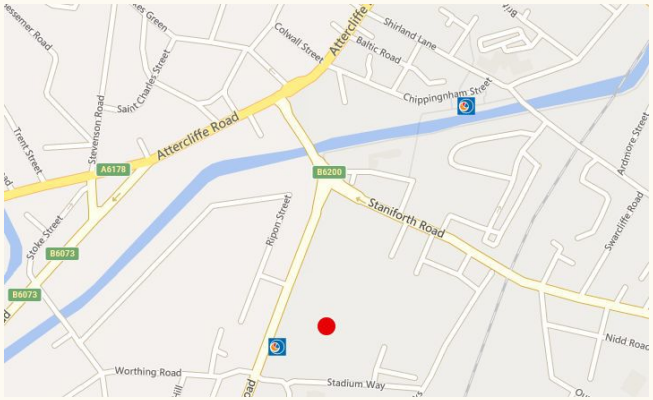




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Sheffield, S9 3JL

LOCATION

Enterprise Industrial Estate is located adjacent to the Supertram route approximately 2 miles to the north east of Sheffield City Centre. Sheffield Parkway (A57) is also in close proximity. Access to the M1 is via junction 34 & is within 2 miles of the estate.



DESCRIPTION

Enterprise Park is situated in an established commercial location and offers a range of high-quality, modern warehouse/industrial units on a secure fenced estate. Accessed from Arras Street, the units benefit from:

> Three-phase power supply
> LED lighting,
> Allocated parking and well proportioned
> Shared yard areas.

Unit 24 - 1,125 Sq Ft - £12,500 + VAT per annum - Available

ACCOMMODATION

Area	Sq M	Sq Ft
Unit 30	104.51	1,125
Unit 24	104.51	1,125

TERMS & INFORMATION

Terms

The unit is available on new lease terms to be agreed. A service charge is payable to cover the maintenance and upkeep of the common areas of the estate. This currently runs at approximately £0.79p per sq ft exclusive.

EPC Rating

Available upon request.

VAT

All figures are quoted exclusive of VAT at the prevailing rate.

Anti-Money Laundering (AML)

To comply with AML Regulations, identification checks and confirmation of source of funding are required from any purchaser or lessee

Further Information

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