



Modern Industrial Warehouse Unit 1,714 Sq Ft (159.23 Sq M)

- Good access to J30/J31 of the M1
- Quality, Modern unit
- 5M eaves height

Modern Industrial Warehouse Unit

1,714 Sq Ft (159.23 Sq M)

Location

The accommodation is situated on Green Lane forming part of the Westthorpe Fields Business Park, south of Sheffield city centre and close to Killamarsh. The accommodation is easily accessible from Junction 30 of the M1 Motorway, via the A6135 main road. 6d forms part of a terrace of six units comprised of steel portal frame construction with part brick and part metal profile clad elevations. The property also provides shared on-site car parking and good loading facilities. Entrance to the premises can be gained via the personnel entrance or the roller shutter door, leading from the yard area.

Description

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Accommodation

DESCRIPTION	SQ FT	SQ M
Warehouse	1,714	159.23
TOTAL	1,714 SQ FT	159.23 SQ M

Terms

FRI Terms to be agreed with a quoting rent of £12,500 pa.

VAT

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

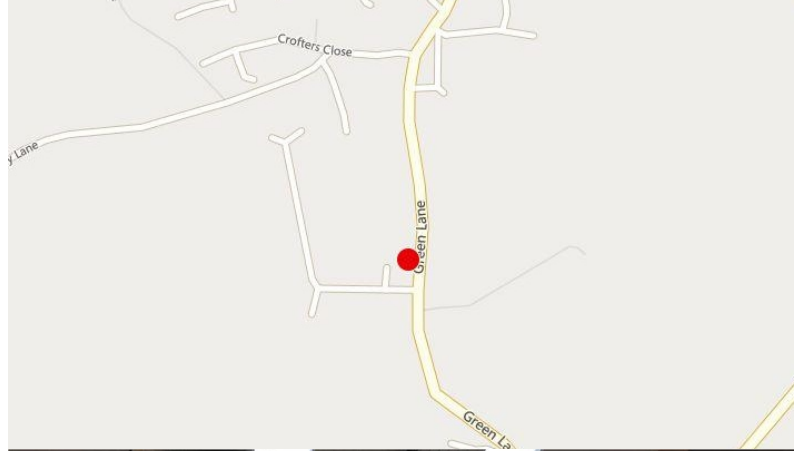
Rateable Value

Rateable Value £7,765.

You will not pay business rates on a property with a rateable value of £12,000 or less.

EPC Rating

EPC Available upon request



Anti-Money Laundering (AML)

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

Legal Costs

Each party to bare their own legal costs in the transaction.

Further Information

For further information please contact the sole agents CPP

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May 2022



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