

Mileway

City 7- Parkway Avenue S9 4WJ Sheffield

Available to Let
Warehouse
59,864 sq ft (5,562 sq m)



6 ground level loading doors



Two storey office/amenity space



5.5 m to underside of the haunch



Secure yard and parking



Refurbished accommodation



City 7

1 Parkway Close, Parkway Avenue Sheffield S9 4WJ



Description

The building is of steel portal frame construction with clad elevations beneath a pitched clad roof incorporating translucent light panels.

Internally, the property offers two bay industrial and warehouse space with 5.5m haunch height, 6 ground level loading doors to the warehouse.

There is modern two storey office and staff welfare space located to one end of the warehouse offering open plan office space, staff canteen area and WC's.

Externally, the property benefits from a large secure yard and car parking within a site extending to 2.95 acres.

Location

The property is located in a prime position offering direct access to the A57 Sheffield Parkway, which in turn links with Sheffield City Centre (1.5 miles to the west) and J33 of the M1 motorway (4 miles to the east). Sheffield Train Station is 1.5 miles away.

The surrounding area forms a well-established and popular business location with a number of well known industrial, distribution, trade and retail occupiers nearby including the likes of Howdens, Costco and Europcar.

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EPC

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Terms

Available on new full repairing and insuring leases.

Viewing / Further Information

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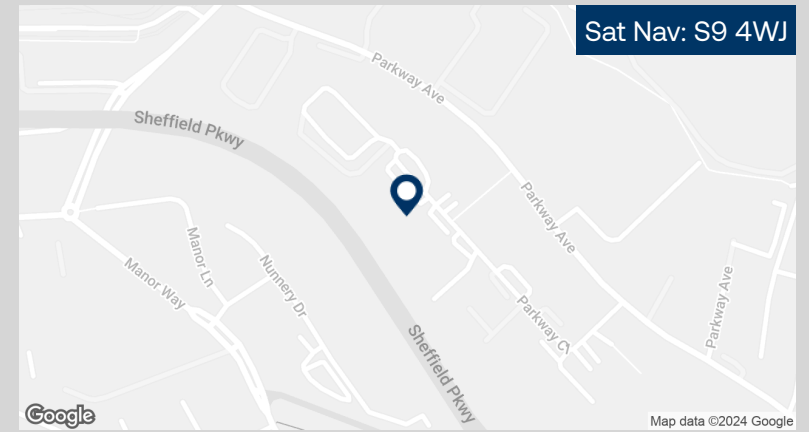
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VAT

VAT will be payable where applicable.

Legal Costs

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



Accommodation:

Unit	Property Type	Size (sq ft)	Size (sq m)	Availability
City 7	Warehouse	59,864	5,562	Immediately
Total		59,864	5,562	

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