

INDUSTRIAL UNIT - TO LET

Unit F3

Castle Trading Estate

Telford

TF2 9NP

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2,327 sq ft (216 sq m)

- Busy & well established Trading Estate
- Min eaves 10'6" / Max eaves 15'0"
- EPC Rating – D (100)

LOCATION

Castle Trading Estate is situated on Holyhead Road just off the A5. The M54 Motorway (Junction 5) is approximately 1 mile distant linking with the West Midlands Motorway Network. Telford Town Centre lies within 1 mile. Other occupiers of the Estate include Priorslee Motors, Castle Alloys and Auto Paint Supplies.

DESCRIPTION

The premises comprise a mid-terraced, three-bay industrial unit of a steel portal frame construction with brick and blockwork elevations beneath a mono-pitched lined roof incorporating intermittent translucent roof lights. Fluorescent strip lighting. Gas-fired industrial space heater. Roller shutter door access approximately 10'1" wide x 10' high (3m x 3m). An internally constructed blockwork office and WC facilities are provided (c. 782 sqft.) with further lightweight storage above.

PRICE

£19,000 per annum. Service Charge, Business Rates and Buildings Insurance are payable in addition (please contact Agent for further assistance).

VIEWINGS

For further information or to arrange an inspection, please contact Anthony Wiggins on 07983-622430 or Erin Beards on 07534 687232.

Subject to Contract

- Details created 03-25 •

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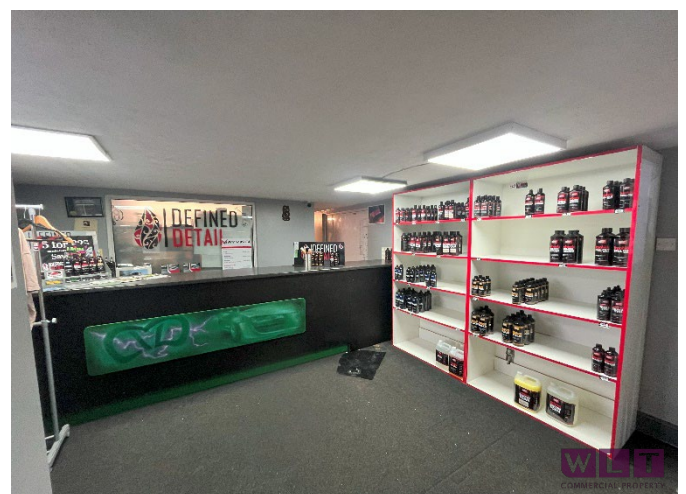
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