



Industrial

Unit 6G | Redbrook Business Park

📍 Wilthorpe Road, Barnsley, S75 1JN

Unit 6G | 3,089 sq ft

Maisonette office space

Self contained office on multi purpose industrial estate with WC facilities and onsite parking. The estate is conveniently positioned a short distance from Barnsley town centre and has nearby transport links which connect the estate both in a north and southbound direction.

Lease Type New



✔ Unit Summary


- 3 Phase Power
- CCTV
- LED Lighting
- Car Parking
- 24 Hour Access
- WC Facilities

£ Occupational Costs

	Per Annum	Per Sq Ft
Rent	£22,700.00	£7.35
Rates	£6,174.00	£2.00
Maintenance Charge	£4,200.00	£1.36
Insurance	£617.80	£0.20
Total Cost	£33,691.80	£10.91

Terms: Indicative rates payable only. Confirmation of rates payable should be sought from the Valuation Office Agency (www.voa.gov.uk). Units with a Rateable Value of less than £15,000 per annum may be eligible for full or partial Small Business Rates Relief. To find out if you qualify please see <https://www.gov.uk/apply-for-business-rate-relief/small-business-rate-relief> or read our rates blog.

Unit 6G | Redbrook Business Park

 Wilthorpe Road, Barnsley, S75 1JN



Location

Redbrook Business Park is positioned a short distance from Barnsley town centre and has nearby transport links which connect the estate both in a north and southbound direction



Road

The property is accessed via the A635 Wilthorpe Road which leads directly to the town centre. To the North West the A635 adjoins the A637 Huddersfield Road which in turn joins the M1 at junction 38.



Airport

Leeds Bradford Airport is situated approximately 30 miles to the north and is within a 1 hour drive time.



Rail

The property is accessed via the A635 Wilthorpe Road which leads directly to the town centre. To the North West the A635 adjoins the A637 Huddersfield Road which in turn joins the M1 at junction 38.

Additional Information

Planning Class	General Industrial
Lease Summary	The unit is available on flexible terms. Please speak to a member of our team for more information
Viewings	Strictly by prior appointment.
Legal Costs	Each party will be responsible for their own legal costs incurred.
EPC	E (121)

Key Contact



Carola Parrino

Customer Engagement Manager



Call +440 808 169
7554



enquiries@industrials.co.uk

+440 808 169 7554

www.industrials.co.uk

Follow us

