

Industrial

UNIT 5 | MEADOWBROOK PARK TRADING ESTATE

Station Road, Eckington, Sheffield, S20 3PJ

Images coming soon

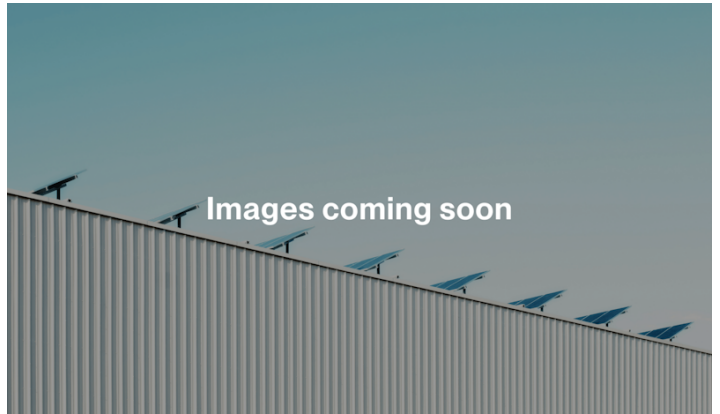
UNIT 5 | 4,061 SQ FT

Industrial unit with Office

Industrial Unit with Internal offices, well proportioned yards, min 5.6 eaves and full height loading doors, close to M1.

Lease Type

New



Images coming soon

Unit Summary

- Common Yard Area
- 24 Hour Access
- Premier Industrial Location
- Office Accommodation
- Well Maintained Estate
- Refurbished Unit

Occupational Costs

	Per Annum	Per Sq Ft
Rent	£35,533.75	£8.75
Rates	£10,354.25	£2.55
Maintenance Charge	£5,177.70	£1.27
Insurance	£812.00	£0.20
Total Cost	£51,877.70	£12.77

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.

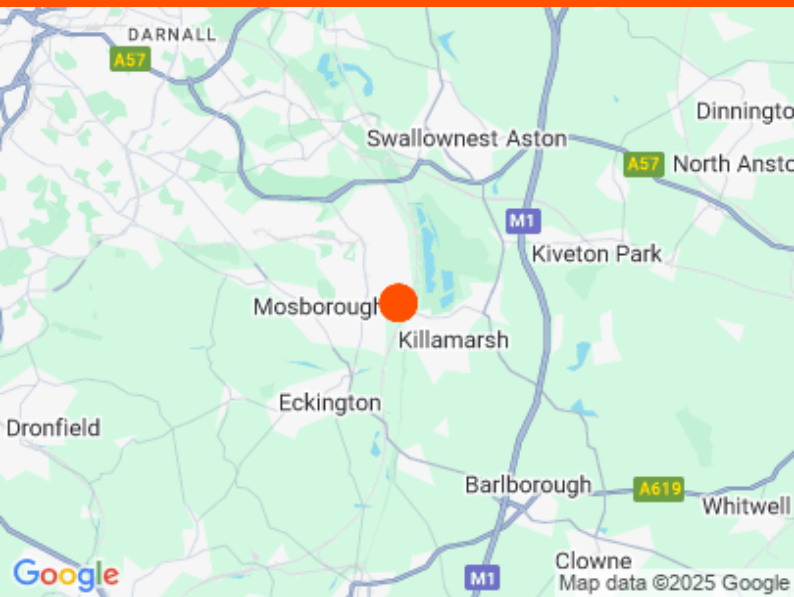
→ For more info please visit: unit.info/U4P0400056

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Location

The estate is located in a well established and popular industrial location directly accessed off Station Road (B6058), approximately 5 miles to the south east of Sheffield centre. It is within easy reach of the M1 motorway via junction 31 to the north and junction 30 to the south.



Road

M1 J31 - 4.5 miles M1 J30 - 2.8 miles



Airport

Leeds Bradford Airport - 51 miles



Rail

M1 J31 - 4.5 miles M1 J30 - 2.8 miles

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	D (100)



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Key Contact



Carola Parrino

Customer Engagement Manager

"Carola is our Customer Engagement Manager for our properties in North East of England. Please contact Carola if you would like to discuss leasing a unit or would like to find out more about becoming a customer of Indurent."



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