



To Let

To Let - Refurbished warehouse / industrial unit

- Fully refurbished unit
- Minimum eaves height of 5.6m
- LED lighting
- Ancillary office space
- 3 phase power supply
- Common yard area and car parking
- Electric roller shutter door
- 24-hour access

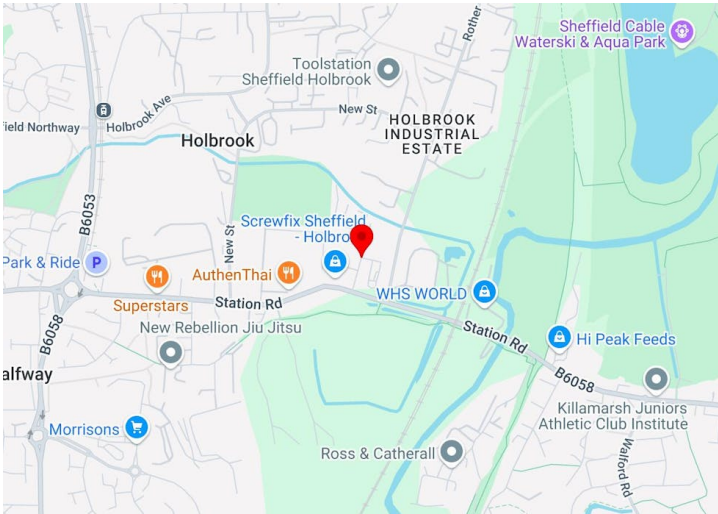
Unit 10

Meadowbrook Park Trading Estate, Station Road,
Sheffield, S20 3PJ

5,758 sq ft

534.94 sq m

Reference: #277728



Summary

Available Size	5,758 sq ft / 534.94 sq m
Rent	£8.75 per sq ft
Service Charge	N/A
EPC	Upon enquiry

Description

Meadowbrook Park Trading Estate is a well presented, established multi-let industrial estate.

Unit 10 comprises a recently refurbished, mid terrace industrial unit with ancillary office space. The unit has a minimum eaves height of 5.6m, LED lighting, 3-phase power supply, use of the common yard area, car parking, and an electric roller shutter door. The estate offers 24-hour access, making it suitable for a variety of industrial operations and ideal for a trade counter use.

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.

Accommodation

The accommodation comprises the following areas:

Name	sq ft	sq m	Availability
Ground - Warehouse and welfare facilities	5,046	468.79	Available
Mezzanine	712	66.15	Available
Total	5,758	534.94	

