



Industrial

UNIT G | GREENFIELD BUSINESS PARK

Bagillt Road, Holywell, CH8 7HJ

UNIT G | 12,553 SQ FT

Industrial Unit coming soon

Greenfield comprises 7 high quality stand alone industrial units situated on an established industrial location in Holywell. The units all benefit from designated yard and parking areas.

Lease Type

New



Unit Summary

- Circulation Space
- Refurbished Unit
- LED Lighting
- Turning Circle
- Private Yard
- Car Parking



Occupational Costs

	Per Annum	Per Sq Ft
Rent	£65,300.00	£5.20
Rates	£18,412.50	£1.47
Maintenance Charge	£12,000.00	£0.96
Insurance	£2,510.60	£0.20
Total Cost	£98,223.10	£7.82

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.



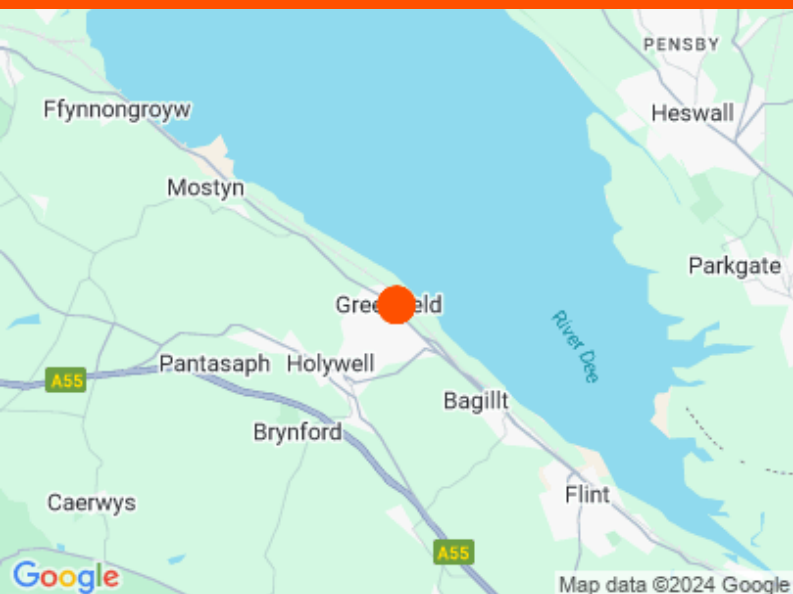
For more info please visit: unit.info/UIP0101576

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Location

The estate is situated 1.6 miles north of Holywell town centre. The largest major city closest to the estate is Liverpool which is 30 miles north. Chester train station has direct links to London Euston and is only 17 miles away.



Road
A55: 1 mile



Airport
Manchester airport: 48 miles



Rail
A55: 1 mile

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	B (35)



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Key Contact



Hannah Webster

Customer Engagement Manager

"Hannah joined Indurent in 2022 and is our Customer Engagement Manager for our properties in North and the North West. Please drop Hannah a line if you would like to discuss leasing a unit or would like to find out more about becoming a customer of indurent.com"



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