iBOX

WHITWORTH ROAD INDUSTRIAL ESTATE

TO LET

TRADE COUNTER / INDUSTRIAL UNIT
6,140 SQ FT (570 SQ M)

Stevenage • SG1 4QS

UNIT 3



TO BE REFURBISHED
AVAILABLE Q2 2021

LOCATION

Whitworth Road on Pin Green Industrial Estate, Stevenage, offers industrial units with HGV access and on-site parking. Located near the A1(M) and Stevenage rail station, it provides easy regional and London connectivity and access to a skilled local workforce of around 5,000 employees across manufacturing, logistics and technical trades.





ACCOMMODATION

The property provides the following approximate gross internal floor areas:

UNIT	SQ FT	SQ M
3	6,140	570

SPECIFICATION

- Dedicated yard and parking
- Roller shutter door
- 1st floor offices
- LED lighting
- EVC
- VRF heating/cooling system to the offices



BUSINESS RATES

Further information available upon application.

SERVICE CHARGE

A service charge is levied to cover communal costs and services. Contact agents for further details.

EPC

Available on request.

VIEWINGS

For further information or to arrange a viewing, please contact the letting agents:

adroit
REAL ESTATE ADVISORS
01438 902300
adroitrealestate.co.uk

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