



Unit 3

Thirsk Industrial Estate, Severfield Close, Thirsk, YO7 3BX

Refurbished Industrial Unit To Let

2,951 sq ft
(274.16 sq m)

- To be refurbished
- Detached warehouse / industrial unit
- Self-contained site



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Summary

Available Size	2,951 sq ft
Rent	£29,500 per annum
Business Rates	Upon Enquiry
VAT	All figures quoted are exclusive of VAT
Legal Fees	Each party is to be responsible for their own legal fees incurred in this transaction
EPC Rating	E

Description

A detached, steel portal frame industrial property with mains drainage, water and electricity (3 phase).

Situated on a self-contained secure site on Thirsk Industrial Estate, accessed from Severfield Close.

A clear eaves height of 4.7m with an electric roller shutter with clearance of 3.5m.

Location

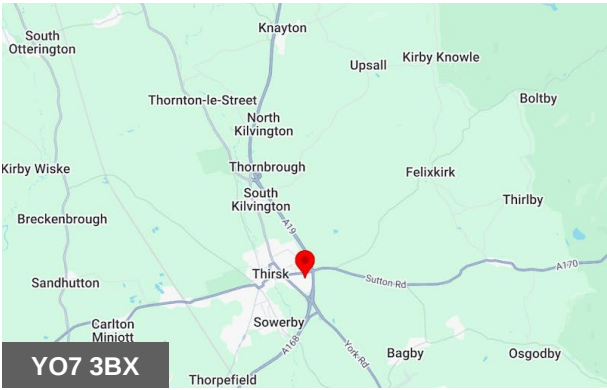
Situated on the popular Thirsk Industrial Estate, to the south east of Thirsk town centre, a short distance from the A19, via York Road.

Terms

The property is available on a new full repairing leasehold basis for a term to be agreed.

Viewings

Strictly by prior appointment with the sole letting agent.



Viewing & Further Information

Jeff Robertson
07973 833085
jeffrobertson@cartertowler.co.uk