



Sanderson
Weatherall

1,662 sq ft (154.40 sq m)

To Let

► 253 Wyndham Lane
PL1 5ED



TO LET

1,662 sq ft
£15,000 per annum



DESCRIPTION

The property comprises a detached workshop building with ground-floor workshop accommodation, a first-floor office and mezzanine storage.

External elevations are of concrete block and stone with a corrugated steel pitched roof to the rear and a flat felt roof to the front. Internally, the ground is solid concrete on the ground floor and a mix of vinyl, carpet and particleboard above.

The ground floor workshop is mainly open-plan with a minimum eaves height of 2.36m and a maximum of 2.5m. The workshop benefits from a folding goods door with single pedestrian access door, three-phase electricity outlets, an industrial sink and LED lighting throughout. Staff WC and kitchenette facilities are also provided.

KEY POINTS

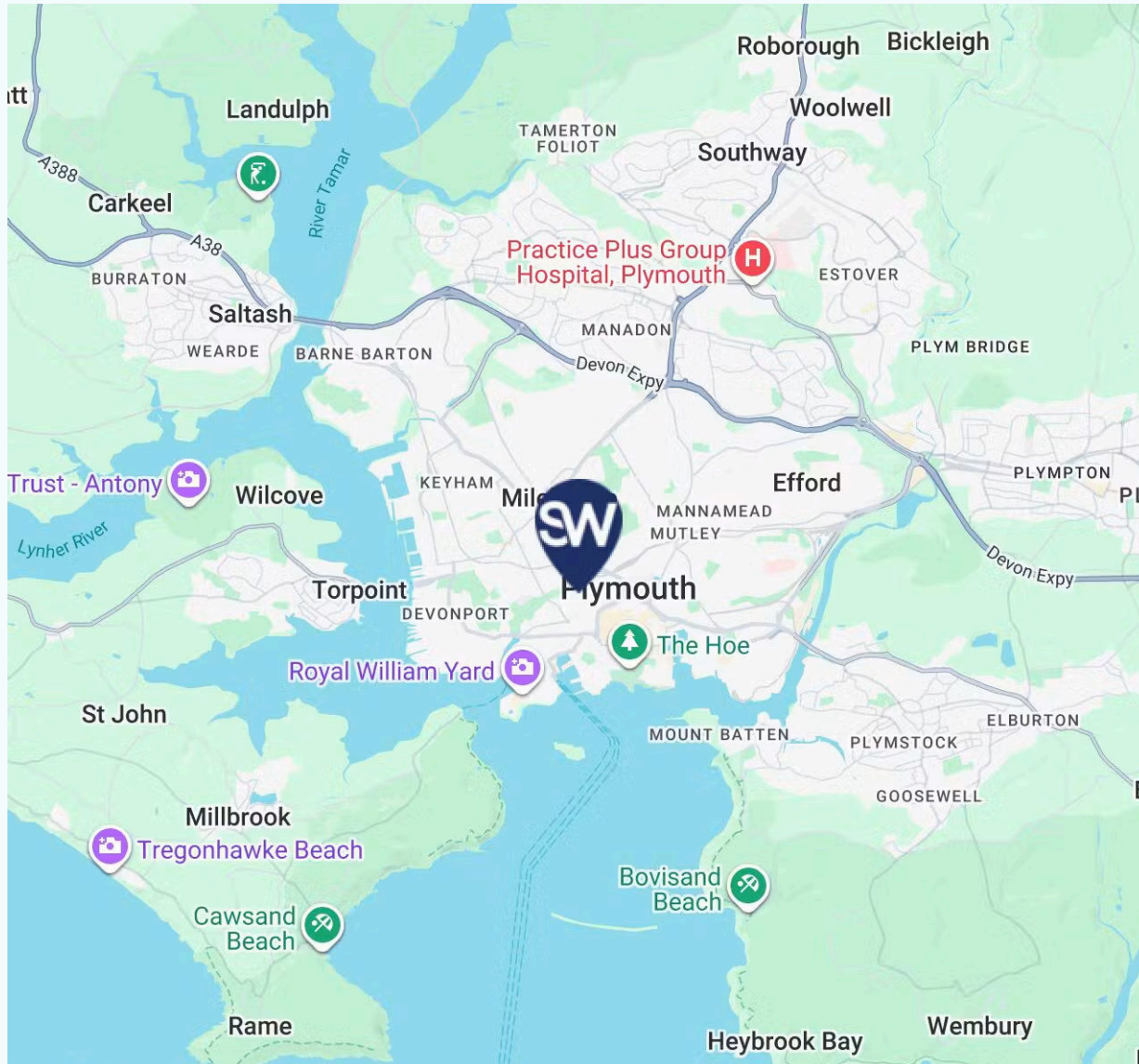
- New lease available
- Quoting rent - £15,000 PAX
- Ground floor workshop with first floor offices
- Immediately available
- Allocated parking
- 3-Phase electricity and LED lighting



PLYMOUTH, 253 WYNDHAM LANE

LOCATION

1,662 sq ft
£15,000 per annum



The property is situated on Wyndham Lane in Stonehouse, an established mixed residential and commercial area immediately west of Plymouth city centre.

Wyndham Lane is accessed from North Road West, which connects with the A386, providing direct access to the city centre and the A38 Devon Expressway approximately four miles to the north. The location offers convenient access to Plymouth's wider road network and surrounding commercial areas.

PLYMOUTH, 253 WYNDHAM LANE

GALLERY

1,662 sq ft
£15,000 per annum

SW
Sanderson
Weatherall



PLYMOUTH, 253 WYNDHAM LANE

ACCOMMODATION

1,662 sq ft
£15,000 per annum



Name	sq ft	sq m	Availability
Ground - Workshop	1,005	93.37	Available
1st - Office / Storage	657	61.04	Available
Total	1,662	154.41	

SITE-PLAN

1,662 sq ft
£15,000 per annum



PLYMOUTH, 253 WYNDHAM LANE

MORE DETAILS

1,662 sq ft
£15,000 per annum



TERMS

The property is available to let by way of a new lease, at an initial rent of £15,000 per annum.

RENT

£15,000 per annum

BUSINESS RATES

Rateable Value: £7,400

Rates Payable: £3,692.60 per annum based upon the 2026 rating list.

AVAILABILITY

Available Immediately

EPC

C (75)

LEASE

New Lease

VAT

Applicable

LEGAL FEES

Each party to bear their own costs

ADDITIONAL INFORMATION

For further information or to arrange a viewing please contact

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