

Unit 9 Rawmarsh Road

Parkgate, Rotherham, S60 1RZ



TO LET

1,947 SQ FT
(180.88 SQ M)

£20,000 PER ANNUM

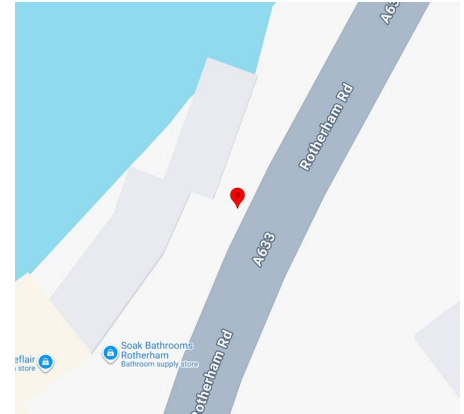
Retail/Trade Counter Unit

- Prominent Location
- Ample Parking
- Shell Unit

0114 282 3080
www.mjbcpc.co.uk

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Summary

Available Size	1,947 sq ft / 180.88 sq m
Rent	£20,000 per annum
EPC	EPC exempt - EPC has been commissioned, will be available in less than 28 days

Location

The property is located on Rawmarsh Road (A633), approximately 3 miles north of Rotherham town centre and approximately 0.5 miles south of Parkgate Shopping Park.

Existing occupiers on the park include Homeflair, Soak Bathrooms and Cafe Cristinacce.

Description

The property comprises a newly created lock-up trade counter/retail unit forming part of an established trade park. The unit is finished to a shell specification, including capped services and fitted WC. There is ample shared parking to the front of the property.

Accommodation

The accommodation comprises the following gross internal floor areas:

Floor/Unit	sq ft	sq m
Ground	1,947	180.88

Terms

The property is available to let on a new Full Repairing and Insuring lease on terms to be agreed.

Money Laundering

The Money Laundering Regulations require us to conduct checks upon all tenants. Prospective tenants will be required to provide identification documents.

Viewings

Strictly by appointment via the sole agents



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Yorkshire Medical Centre
Rawmarsh Road
Parkgate
Rotherham

