



To Let

Newly refurbished industrial units close to Cardiff City Centre.

- Close proximity to Cardiff City Centre
- Secure, gated site
- Level access roller shutter doors to each unit
- 5.5m minimum eaves (7.0m apex)
- Dedicated car parking

Tremorfa Industrial Estate

Martin Road, Cardiff, CF24 5SD

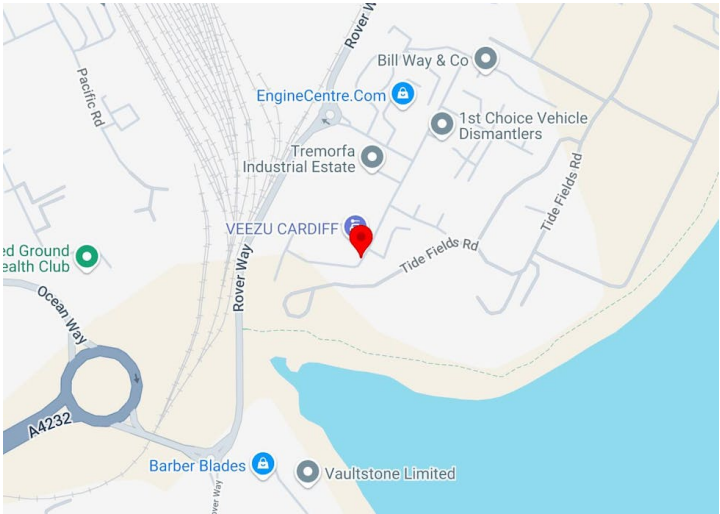
2,708 to 5,668 sq ft

251.58 to 526.57 sq m

Reference: #212307

Tremorfa Industrial Estate

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Summary

Available Size	2,708 to 5,668 sq ft / 251.58 to 526.57 sq m
EPC	C (65)

Accommodation

The accommodation comprises the following areas:

Description	sq ft	sq m	Availability
Unit 2	2,960	274.99	Available
Unit 5	2,708	251.58	Available
Unit 6	3,280	304.72	Let
Total	8,948	831.29	

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Description

Tremorfa industrial estate is a multi-let industrial estate near Cardiff City Centre made up of 7 separate units. The site is a secure, gated estate with a private access road.

The available units are mid terrace units of steel portal frame construction, with a customer entrance and a level access roller shutter door to the front elevation. Internally, the units benefits from a single storey office block to the front with a large open warehouse to the rear. The single storey office block also include WCs and a small kitchenette facility. Additionally, the units benefit from three phase power.

All units have been recently refurbished and area ready for occupation.

Location

The property is located 2.5 miles from Cardiff city Centre with direct access onto Rover & Ocean Way, providing convenient access to the city, surrounding industrial areas, Cardiff Bay and the Port of Cardiff 1 mile to the south. The A48 lies 3.3 miles to the north, which in turn provides access to the M4 Motorway at Junction 29.

