



To Let

An open storage site on the Port of Cardiff benefitting from great road connectivity and 24 hour manned security.

- Secure Port Environment - 24 hour security
- Regular shaped site with perimeter fencing
- Level site to suit requirements from 1 acre to 4 acres
- Excellent road access

Site, Queens Road South

Port Of Cardiff, Cardiff, CF10 4LU

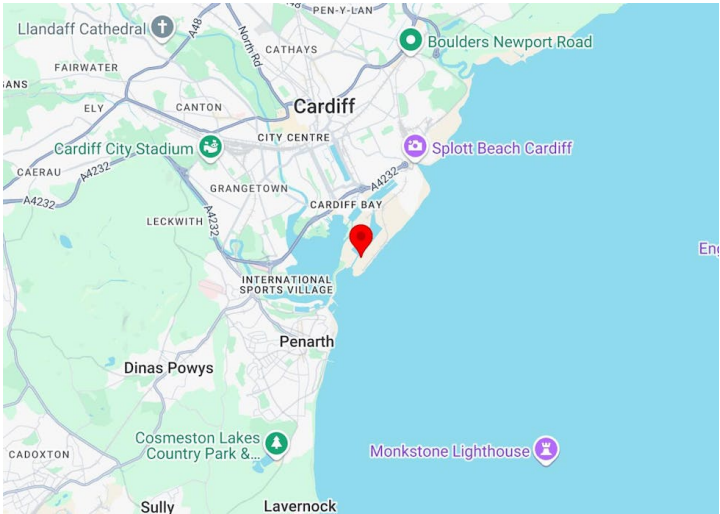
1 to 4 Acres

0.40 to 1.62 Hectares

Reference: #271379

Site, Queens Road South

Port Of Cardiff, Cardiff, CF10 4LU



Summary

Available Size	1 to 4 Acres / 0.40 to 1.62 Hectares
EPC	EPC exempt - No building present

Description

Well located site benefitting from excellent road links.

Location

The property is strategically situated within the heart of Cardiff Docks in Cardiff Bay, approximately 1 mile south of Cardiff city centre. The site offers the opportunity for occupiers to benefit from access east to Junction 29 (9 miles) and 30 and west to Junction 33 (11 miles) of the M4 motorway via the A4232 dual carriageway. The Port benefits from rail access and direct quayside access is available to accommodate ships of up to 35,000 dwt. In close proximity is Cardiff Bay and Cardiff city centre (1 mile north).

Accommodation

Sites available from 1 to 4 acres.

Specification

- Secure Port Environment - 24 hour security
- Regular shaped site with perimeter fencing
- Level site to suit requirements from 1 acre to 4 acres
- Excellent road access
- Close proximity to Cardiff city centre and Cardiff Bay

Terms

Site are available by way of a new Lease - for a term to be agreed.

Rent / Price

Rent on application. VAT charged in addition.

Estate Service Charge / Building Insurance

A service charge will be payable for the estate services provided - budget to be confirmed. (Subject to VAT at the standard rate).

Legal Costs

Each party responsible for their own legal and professional costs.

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