



Business Development Centre, Main Avenue, Treforest Industrial Estate, Pontypridd, CF37 5UR

Office Suites available from 100 sq ft on flexible terms

Summary

Tenure	To Let
Available Size	100 to 750 sq ft / 9.29 to 69.68 sq m
Rent	£17 per sq ft Rent includes - water, electric, heating, lighting, building insurance / service charge and business rates
Service Charge	N/A
Business Rates	Upon Enquiry
EPC Rating	Upon enquiry

Key Points

- Flexible office space - 'easy in / easy out' Licences
- All-inclusive rent £17 per sq ft (exclusive) VAT applicable
- Local amenities - Post Office, Cafes, Gym
- On site maintenance staff
- Rent includes - water, electric, heating, lighting, building insurance / service charge and business rates
- Excellent road links - A470 and M4 (J32) and Cardiff
- Rail Station in close proximity - Treforest and Taffs Well

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Business Rates	Upon Enquiry
Service Charge	N/A
VAT	Applicable
Legal Fees	Each party to bear their own costs
Estate Charge	N/A
EPC Rating	Upon enquiry

Description

The Business Development Centre is a well established hub for small businesses on Treforest Industrial Estate. There are 20 serviced offices and 18 industrial workshops available. The offices are located across two floors and have a range of sizes to suit a variety of businesses. The workshops provide a range of sizes and layouts, all with roller shutter access and some with internal offices. The Business Development Centre has excellent road links, within close proximity to the A470 and the M4.

Located alongside like-minded business people, a great sense of community is fostered among entrepreneurs. You can benefit from flexible and simple terms, with a financially stable landlord whose core principal is to support businesses in Wales.

All-inclusive rent from £17 per sq ft (exclusive)
VAT is payable in addition.

Rent includes - water, electric, heating, lighting, building insurance / service charge and business rates.

Please note that Telecoms / IT are excluded and are the responsibility of the Tenant / occupier.

Location

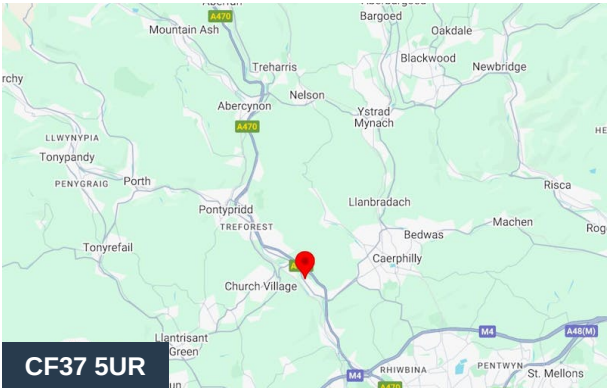
Treforest Industrial Estate is a prime commercial location benefiting from excellent road access (A470 and M4 Motorway) and a passenger rail connection. The Estate benefits from a range of amenities including gyms, retail and leisure. Other notable occupiers on the Estate include Further Education College - Coleg y Cymoedd, Capita, Kelios/Amey, Veolia, Volvo, Castle Bingo, Dept of Work and Pensions, Greggs and University of Wales.

Specification

Suites from 100 sq ft
New Flexible Lease Terms available.

Viewings

Please contact Jenkins Best in the first instance



Viewing & Further Information



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