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Industrial

3,537 sq ft (328.60 sq m)



TO LET

Unit 21, Freemans Parc, Cardiff, CF11 8EQ

Unit 21 Freemans Parc - Industrial / Warehouse To Let

- Prime trade / industrial / out of town retail location
- Occupiers in close proximity include COSTA, J&S Accessories, Screwfix, Dreams
- Mid-terrace light industrial / trade / warehouse unit





Size

3,537 sq ft (328.60 sq m)

Rent

Rent on application

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Location

Freemans Parc is situated adjacent to Penarth Road on the Western side of Cardiff. Penarth Road is a prime trade / retail location and is one of the main arterial routes with excellent road connectivity to the city centre and to Cardiff Bay and M4 (J33) via the PDR A4232.

Freemans Parc benefits from frontage to Penarth Road, occupiers in close proximity include Screwfix, Dreams, SELCO, Costa and Honda. The estate also benefits from 2 points of access from Penarth Road and an EV charging station.

Connectivity

Road

M4 (jct 33)	8 miles

Train Stations

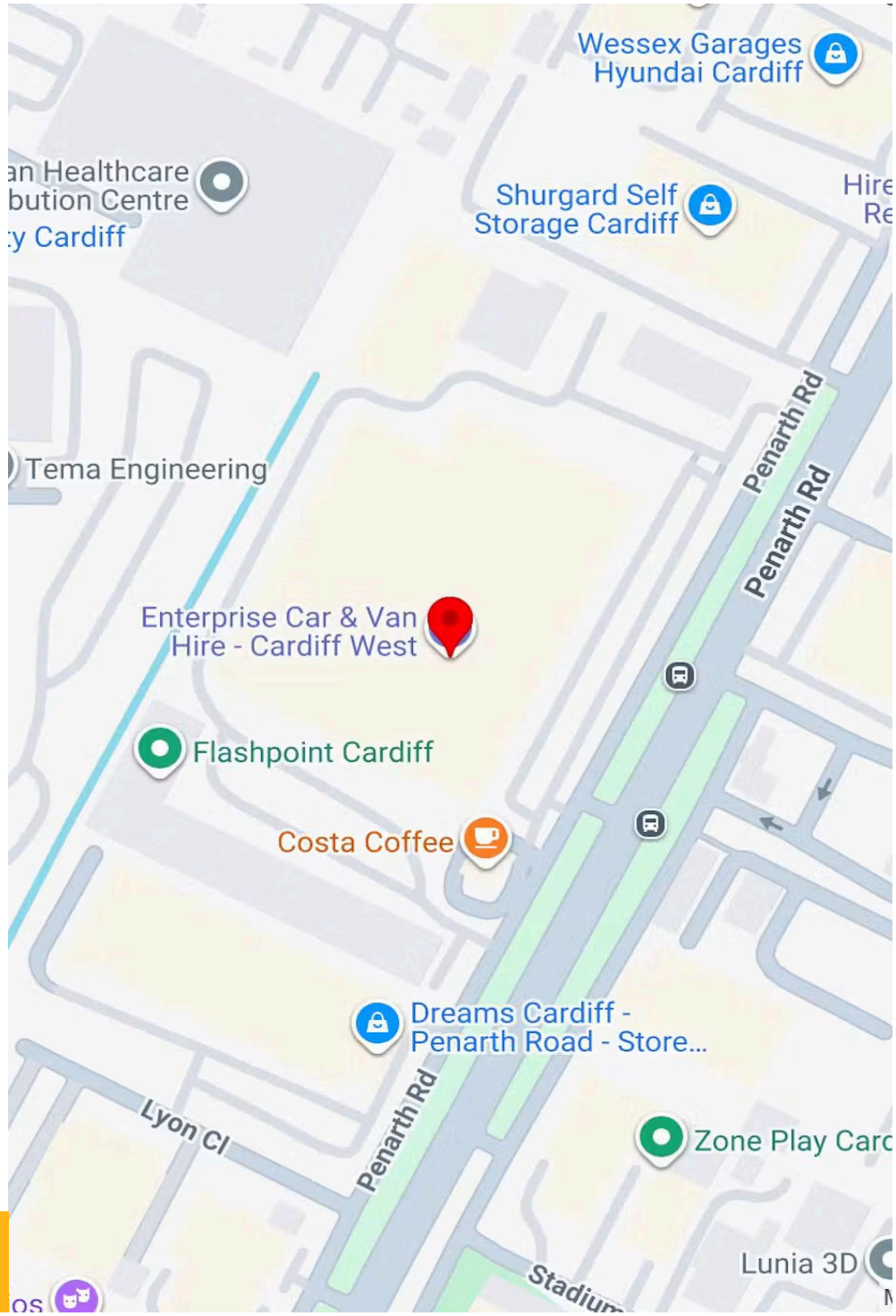
Cardiff	2.4 miles

Airports

Cardiff Airport	11.8 Miles
Bristol Airport	58.7 Miles

Cities

Cardiff City Centre	3 miles
Newport	17 miles



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Description

Unit 21 comprises a mid-terrace light industrial / trade unit accessed via a single level roller shutter door and separate pedestrian door. The unit benefits from a WC. Externally the unit opens out onto a large concrete yard / loading area with a central car park area.

Specification

- EPC: B (44)
- Loading Doors (Surface level): 1
- Car Parking
- Lighting Type: LED

Accommodation

	sq ft (Approx GIA)	sq m (Approx GIA)
Unit 21	3,443	320
TOTAL	**3,443**	**320**

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what3words

Terms

Unit 21 is available to let on new Full Repairing and Insuring lease for a term of years to be agreed.

Rent

Rent on application

Lease Terms

New Lease Term of years to be agreed

Business rates

Rateable Value: £27,250
Rates Payable: £13,679.50 per annum 2026 Valuation

Service charge

£3,270.93 per annum plus VAT for budget year ending March 2027

Insurance

£880 per annum Building insurance premium for year ending December 2026

Legal Costs

Each party to bear their own costs

EPC

B (44)

VAT

Applicable

Availability

Available Immediately

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Contact

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Agencies

Knight Frank (Joint Agent)

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For further information, please contact joint agents - Knight Frank

Regulated by RICS

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In accordance with the UK Anti-Money Laundering Regulations 2017 (and subsequent amendments), all prospective purchasers must undergo a thorough identity verification process before entering into any property transaction. This includes providing valid identification, proof of address, and, where necessary, proof of the source of funds.

18/11/2026