

# To Let

## Two Trade/ Industrial units to be refurbished with direct access from Penarth Road.

- · To be refurbished
- · Direct Access from Penarth Road
- Established Trade Location
- Available Jointly or individually
- Single storey office blocks
- · Level access roller shutter doors

## Unit 7

Stuart Close, Penarth Road, Cardiff, CF11 8QF

5,405 sq ft

502.14 sq m

Reference: #273225



## Unit 7

### Stuart Close, Penarth Road, Cardiff, CF11 8QF







#### Summary

Available Size	5,405 sq ft / 502.14 sq m
EPC	C (72)

#### Location

Stuart Close Trade Park has prominent frontage to Penarth Road (A4160) which is a main arterial route into Cardiff city centre from the west. Penarth Road provides direct access to Cardiff city centre, approximately 1.5 miles to the northeast and is accessible from the A4232 dual carriageway, which provides direct access to Junction 33 of the M4 Motorway, approximately 8 miles to the north.

Penarth Road together with Hadfield Road are a prime, mixed-use commercial location, popular with trade counter, industrial, retail, leisure, self-storage and car showrooms.

#### Description

Stuart Close Trade Park provides 10 units arranged across a terrace of trade/light industrial units (3A to 10 inclusive) and a pair of semi-detached units (1&2), totaling 73,356 sq ft gross internal areas (GIA).

The units are of steel portal frame construction with part brick/block and profiled steel elevations under, pitched asbestos roofs (mostly overclad with profile steel or treated). Internally the units are primarily open plan with a single storey office block.

#### Accommodation

The accommodation comprises the following areas:

Name	sq ft	sq m	Availability
Unit - 7	5,405	502.14	Available
Unit - 8	5,402	501.86	Let
Total	10,807	1,004	

#### Kate Openshaw

0292 072 6003 | 07592 112070 kate.openshaw@jll.com

#### **Adam Conway**

02920726013 | 07709507372 adam.conway@jll.com

JLL for themselves and for the vendors or lessors of this property whose agents they are, give notice that:- a. the particulars are set out as a general outline only for guidance and do not constitute, nor constitute part of, an offer or contract; b. all descriptions, dimensions, references to condition and necessary permissions for use and occupation, and other details are believed to be correct, but any intending purchasers, tenants or third parties should not rely on them as statements or representations of fact but satisfy themselves that they are correct by inspection or otherwise; c. no person in the employment of JLL has any authority to make or give any representation or warranty whatever in relation to the property; d. Any images may be computer generated. Any photographs show only certain parts of the property as they appeared at the time they were taken. For properties in Scotland: e. This correspondence is expressly subject to completion of formal legal missives in accordance with Scots Law. Financial Crime: In accordance with the Money Laundering, Terrorist Financing and Transfer of Funds Regulations 2017 and Proceeds of Crime Act 2002 Jones Lang LaSalle may be required to establish the identity and source of funds of all parties to property transactions. © 2023 Jones Lang LaSalle IP, Inc. Jones Lang LaSalle Limited, Registered in England and Wales Number 1188567 Registered office: 30 Warwick Street London W1B 5NH. Generated by Agentsinsight / Generated on 14/10/2025













