



Unit 187, Trust Square, Street 6 North

Thorp Arch Estate, Wetherby, LS23 7FP

Industrial unit with roller shutter door, office, welfare facilities and yard

2,961 sq ft
(275.09 sq m)

- Detached brick industrial unit under a pitched profile metal clad roof
- Well established business park in parkland setting



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Summary

Available Size	2,961 sq ft
Rent	£21,000 per annum
Rates Payable	£8,982 per annum
Rateable Value	£18,000
VAT	All prices quoted are exclusive of VAT.
Legal Fees	Each party to be responsible for their own legal fees incurred in this transaction.
BER Rating	Upon enquiry

Description

- Detached brick industrial unit under a pitched profile metal clad roof
- Roller shutter door
- WC and beverage area

Location

- Well established business park in parkland setting
- Close proximity to A1(M) motorway
- A1(M) provides direct connections to the national motorway network
- Equidistant between Leeds, Harrogate and York
- On site café, health spa, MOT station, gym and children's soft play
- On site management and security
- Over 180 businesses employing approximately 2,000 people
- Superfast broadband available
- Population of 500,000 within 30 minute drive time

Viewings

Viewings are strictly by appointment only. Please contact the letting agents for further information.

Terms

The property is available on a leasehold basis. Further details on rent are available upon application.



Viewing & Further Information



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