



Unit 717

Thorp Arch Estate, Thorp Arch, Wetherby, LS23 7FS

Workshop with secure yard

11,494 sq ft
(1,067.83 sq m)

- Refurbished partially clad brick industrial unit
- Well established business park in parkland setting
- Close proximity to A1(M) Motorway



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Summary

Available Size	11,494 sq ft
Rent	£67,250 per annum
Rates Payable	£24,825.25 per annum
Rateable Value	£49,750
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	D (92)

Description

- Refurbished partially clad brick industrial unit with skylights
- Rear chain walk
- Six roller shutter doors
- WC's
- Yard

Location

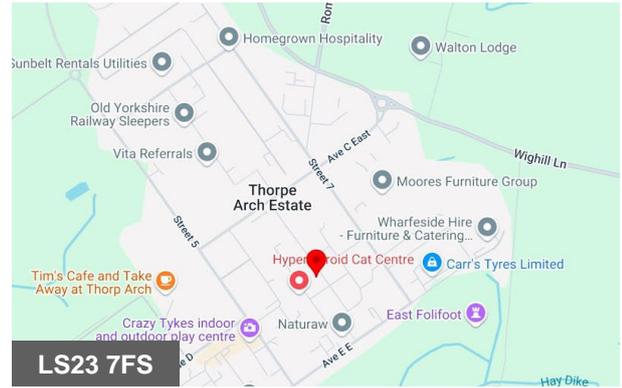
- Well established business park in parkland setting
- Close proximity to A1(M) Motorway
- A1(M) provides direct connections to the national motorway network
- Equidistant between Leeds, Harrogate and York
- On site health spa, MOT station, gym, children's soft play
- On site management and security
- Over 180 existing 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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