



Compound 1, Compass Road, Port Of Cardiff, Cardiff, CF10 4LU
Yard To Let

Summary

Tenure	To Let
Available Size	0.70 Acres / 0.28 Hectares
Rent	£35,000 per annum payable quarterly in advance
Service Charge	Budget / annual contribution to be confirmed
Business Rates	To be assessed
EPC Rating	EPC exempt - No building present

Key Points

- Secure Port Environment - 24 hour security
- Regular shaped site with perimeter fencing
- Level site with tarmac surface
- Multimodal connectivity - road/rail/sea
- Excellent road access
- Close proximity to Cardiff city centre and Cardiff Bay

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Rent	£35,000 per annum payable quarterly in advance
Business Rates	To be assessed
Service Charge	Budget / annual contribution to be confirmed
VAT	Applicable
Legal Fees	Each party to bear their own costs
Estate Charge	Property insurance premium to be confirmed
EPC Rating	EPC exempt - No building present

Description

Well located secure site benefitting from excellent road links.

Location

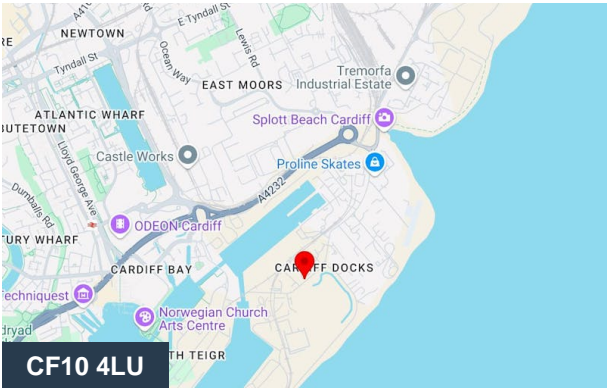
The property is strategically situated within the heart of Cardiff Docks in Cardiff Bay, approximately 1 mile south of Cardiff city centre. The site offers the opportunity for occupiers to benefit from access east to Junction 29 (9 miles) and 30 and west to Junction 33 (11 miles) of the M4 motorway via the A4232 dual carriageway. The Port benefits from rail access and direct quayside access is available to accommodate ships of up to 35,000 dwt. In close proximity is Cardiff Bay and Cardiff city centre (1 mile north).

Specification

Well located yard - tarmac surface, fenced and gated with electric and water connection

Terms

The site is available by way of a new Lease - for a period to be agreed



Viewing & Further Information



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