

Mileway

Albion Industrial Estate Pontypridd

Available to Let
Warehouse
938 - 2,860 sq ft



Open plan workshop / warehouse



Roller shutter door



LED Lighting



Refurbished throughout



Additional communal parking

Albion Industrial Estate

Cilfynydd, Pontypridd CF37 4NX



Description

Albion Industrial Estate is a popular commercial location situated adjacent to the A470. These units comprise of a steel portal frame construction with part brick/blockwork, part metal clad elevations under a pitched roof. With open plan workshop / warehouse accommodation, roller shutter door, LED lighting and dedicated parking with additional communal parking.

Location

Albion Industrial Estate is one of the established industrial estates in the lower Cynon Valley areas, situated approximately 3 miles north of Pontypridd. The estate is accessed via the A4054 (Merthyr Road). Junction 32 of the M4 motorway is approximately 6 miles to the south, accessed via the A470 dual carriageway.

EPC

EPC is available upon request.

VAT

VAT will be payable where applicable.

Terms

Available on new full repairing and insuring leases.

Legal Costs

All parties will be responsible for their own legal costs incurred in the transaction.

Viewing / Further Information

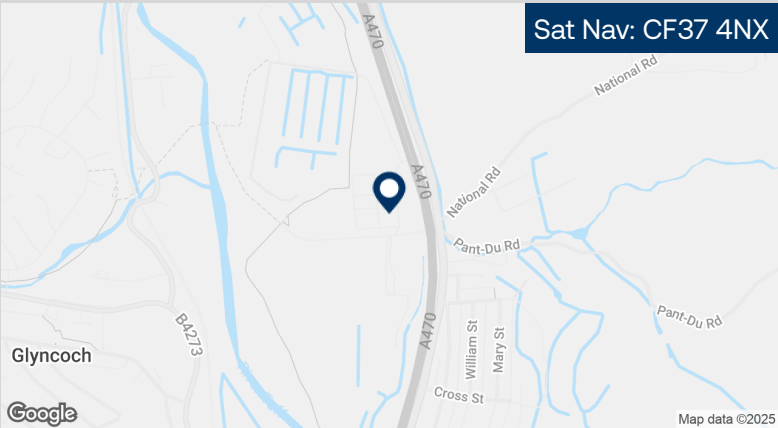
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Accommodation:

Unit	Property Type	Size (sq ft)	Availability	Rent
Unit 3	Warehouse	956	Immediately	£880 PCM
Unit 4	Warehouse	938	Immediately	£860 PCM
Unit 5	Warehouse	966	Immediately	£890 PCM
Units 3 & 4	Warehouse	1,894	Immediately	POA
Units 4 & 5	Warehouse	1,904	Immediately	POA
Units 3, 4 & 5	Warehouse	2,860	Immediately	POA
Total		9,518		

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