

# Riverside Industrial Estate

Pontypridd, CF37 5TG

Warehouse | 1,063 ft<sup>2</sup>



Excellent road links



LED lighting



Ample car parking



Min eaves height 3m



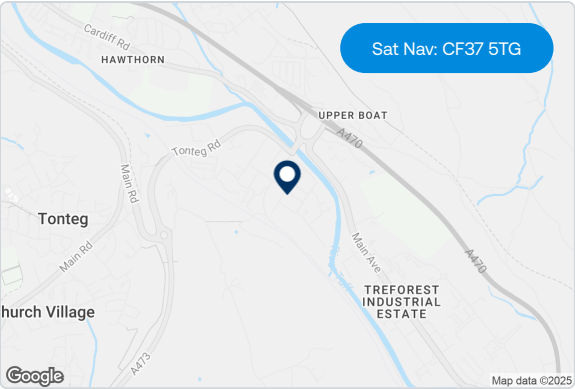
Up and Over door  
2.5m high x 2.5m



W.C. facilities

Available to Let

LastMileFirst | [mileway.com](https://mileway.com)



## Description

This mid terrace light industrial / trade / warehouse benefits from a level loading door, LED lighting, W.C. and forecourt loading and parking. The Riverside area is characterised by small and medium sized workshop / warehouse units. The properties are accessed via the Northern Treforest interchange of the A470. Treforest Estate railway station is just a short walk from the units.

## Location

The Riverside area is characterised by small and medium sized workshop / warehouse units. The properties are accessed via the Northern Treforest interchange of the A470. Treforest Estate railway station is just a short walk from the units. Treforest Industrial Estate is strategically located adjacent to the A470 Cardiff to Merthyr Tydfil dual carriageway, with easily accessible junctions immediately to the North and South of the Estate. J32 of the M4 motorway lies approximately 3 miles to the South. The estate benefits from a dedicated train station, with a 20 minute journey time to Cardiff City Centre, where intercity connections are available. The Estate benefits from a range of amenities including gyms, retail and leisure. Other notable occupiers on the Estate include Further Education College - Coleg y Cymoedd, Capita, Kelios/Amey, Veolia, Volvo, Castle Bingo, Dept of Work and Pensions, Greggs and University of Wales.



## Accommodation:

Unit	Property Type	Size (sq ft)	Availability	PCM Rent (£)
B31	Warehouse	1,063	Immediately	1,065
Total		1,063		

Rent is quoted on a per calendar month basis and is provided as a market estimate, subject to change on an assumed three year term. Rent is exclusive of rates, VAT, insurance, and service charge. Please note that rent payment may not be due monthly.

## Further information

**EPC**  
Unit  
B31 : E

**Rent**  
Monthly rent is an estimate based on a three-year term, excluding VAT, insurance, service charge. Payment terms vary.

**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.

[Book a viewing](#)

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