

Green Lane Network Centre

Green Lane (NS) Normanton WF7 6EN

Warehouse | 785 - 2,367 ft²



24-hour access



Access to M62 J31



Modern specification and build



Roller shutter doors

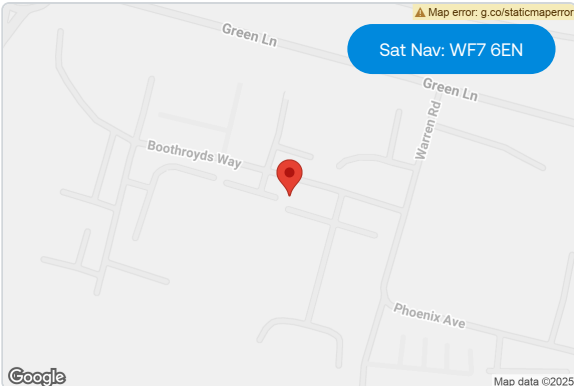
Available to Let





Description

Unit 6 is a 1,558 sq. ft. open plan industrial unit. It has an eaves height of 5.2 meters and benefits from a roller shutter door, LED lighting and three-phase power. Unit 14 is a larger 2,367 sq ft. open plan industrial unit with an eaves height of 5.2 meters and benefits from a roller shutter door, LED lighting and three-phase power. Unit 20 is an end terrace workshop, it features LED lights throughout, three-phase power, modern W/C facilities and a bank of windows which provide an abundance of natural light into the unit. It is accessed via a personnel door and there is a set of double doors allowing a small van or car access into the unit. The estate features a large yard area with ample parking (including 2 EV charging points) and is enclosed by security fencing with gates. 24-hour CCTV is in operation



Location

Green Lane Networkcentre is located on Green Lane Industrial Park, close to Featherstone town centre, and with easy access to the M62 at Junction 31 via the A655/B6134 approximately 2.5 miles to the northwest. Wakefield town centre lies circa 5 miles to the west with access via Doncaster Road to the south of the estate, and Castleford approximately 3 miles to the north.

Further information

EPC

Unit 6: B, Unit 14: C, Unit 20: D,

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.

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Mileway

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Accommodation:

Unit	Property Type	Size (sq ft)	Availability	PCM Rent (£)
Unit 6	Warehouse	1,558	Immediately	1,525
Unit 14	Warehouse	2,367	Under offer	2,219
Unit 20	Warehouse	785	Immediately	850
Total		4,710		

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.

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