Meadowhall Trade Centre

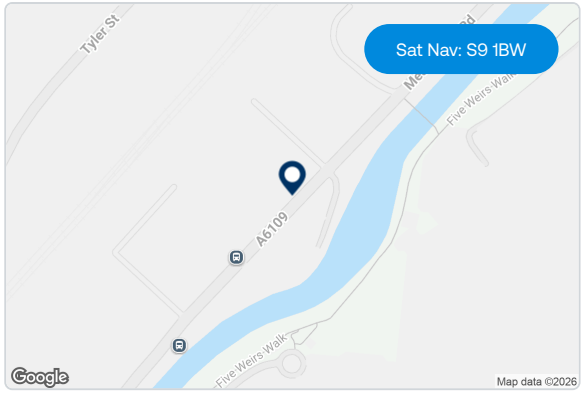
Meadowhall Trade Centre, 235 Meadowhall Road Sheffield S9 1BW

Warehouse | 5,483 - 12,068 ft²

- 24-hour access
- On-site parking
- 50 kVA power supply
- Roller shutter door
- Prominent location
- Newly refurbished







Description

Unit 4 is an industrial unit of steel portal frame construction. The unit has been newly refurbished and benefits from 5.8m eaves height, a roller shutter door, integral office space and 50 kVA power.

Unit 5 is due to be comprehensively refurbished in Q1 2027.

Externally there is ample car parking and a communal yard area.

Location

Meadowhall Trade Centre occupies a prominent and highly visible location fronting the A6109 Meadowhall Road. This is the main arterial route between the M1 at Junction 34 and Sheffield City Centre, which lay within 1 mile and 5 miles to the North and South respectively. The estate lies directly opposite Meadowhall Shopping Centre, which provides excellent staff amenities.

Further information

EPC
EPC is available upon request.

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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Accommodation:

Unit	Property Type	Size (sq ft)	Availability	PCM Rent (£)	EPC
Unit 4	Warehouse	5,483	Immediately	5,140	D
Unit 5	Warehouse	12,068	29/01/2027	POA	D
Total		17,551			

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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