Fenton Trade Park

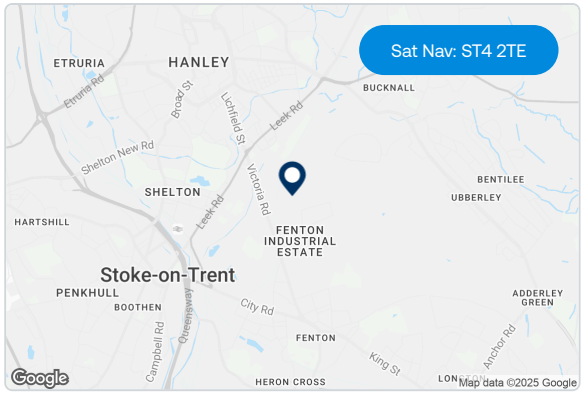
Stoke-on-Trent, ST4 2TE

Warehouse | 2,293 ft²

- Newly refurbished
- Roller shutter door
- 5m eaves height
- On-site parking







Description

These excellent modern light industrial units are located on the well-established Fenton Industrial Estate. The property is of steel portal frame construction with blockwork walls. It offers large roller shutter doors open to the warehouse, 5 m eaves, three-phase electricity, LEDs throughout, and WC facilities.

Outside, there is a large, shared yard and car park area to the front.

Location

Fenton Trade Park is accessed from Victoria Road, linking to Hanley City Centre.

The estate is situated 1.5 miles from the A500, which links to M6 J15 & 16. The A50 is also within 1.5 miles and provides links to Uttoxeter and Cheadle.

Further information

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
Block D Unit 3	Warehouse	2,293	Immediately	1,910	A
Total		2,293			

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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