

AVAILABLE TO LEASE

OPEN STORAGE WITH TEMPORARY WAREHOUSE

Sharpness, Gloucestershire, GL13 9UD



Key Highlights

- Up to 18 acres opens storage to lease
- 35,402 sq ft temporary warehouse to lease
- 6m eaves height
- Immediately available on flexible lease terms available
- Combination of tarmacadam, concrete and compressed hardcore surface
- 7 miles from Junction 14 and 10.3 miles from Junction 13 of the M5 motorway

Dock House
Welsh Back
Bristol
BS1 4SB

0117 910 2227

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LOCATION

The site is situated within the Severn Distribution Centre. It lies approximately 7 miles from Junction 14 of the M5 and around 10 minutes' drive from Junction 13.

Key nearby city centres include Bristol, roughly 14 miles to the south and Gloucester, which is approximately 18 miles to the north.

FLOOR AREA	SQ FT	SQ M
Warehouse	35,402	3,288.85
TOTAL	35,402	3,288.85

DESCRIPTION

The site comprises approximately 18 acres of open-storage land, finished with a mixture of tarmacadam, concrete and compacted hardcore surfacing suitable for a wide range of commercial uses. In addition, the property includes a temporary warehouse.

The warehouse offers an approximate eaves height of 6 metres, with the internal flooring of tarmac surface.

The site benefits from 24/7 manned security and CCTV with perimeter fencing

RENT

Upon Application

TERMS

The site is available on a new fully repairing and insuring lease for a term to be agreed.

BUSINESS RATES

To be confirmed. Please contact agents for further information.

LEGAL COSTS

Each party to bear their own legal costs

VIEWINGS

Please arrange through Savills, or our joint agents Alder King.



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Temp Building - Internal



CONTACTS

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