

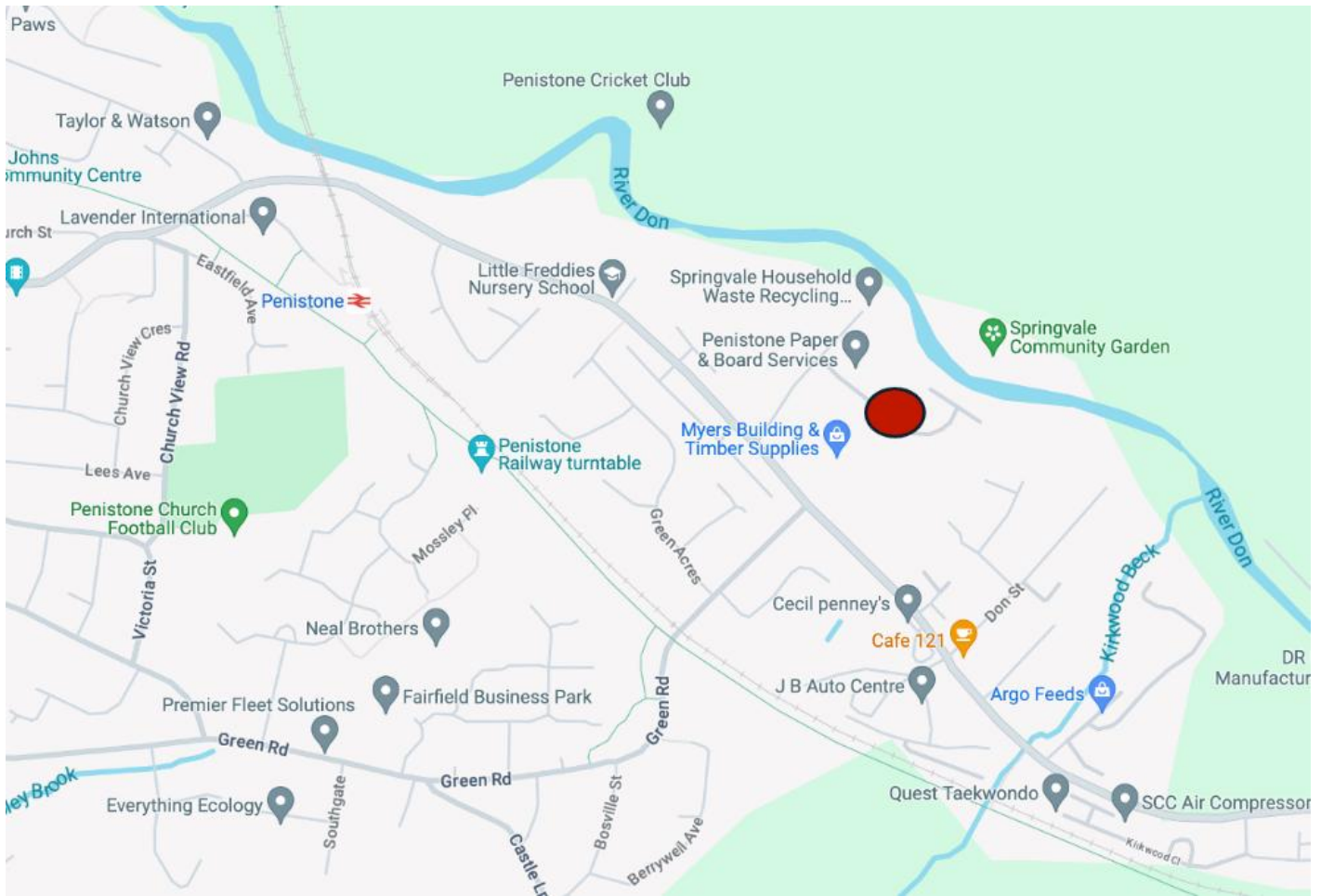


Springvale Trading Estate, Sheffield Road, S36 6HH



Springvale Trading Estate is located just off B6462 Sheffield Road approximately 0.5miles from Penistone Town Centre with a number of commercial occupiers nearby include Myers Group and Penistone Paper Services.

Quoting rent £425 pcm



The unit is situated on the first floor within an end unit of similar industrial properties. There is a shared entrance and access is via a staircase. The unit is a secure lock up with concrete flooring, strip lighting and a good ceiling height.

The unit has access to a shared kitchen and w.c facilities and there is ample on site car parking.

The property would suit a variety of occupiers as there is a large amount of flexibility with the space available and viewing is highly recommended. Unit 20 has a gross internal area of 610 sq ft (56.66 sq m)



VAT

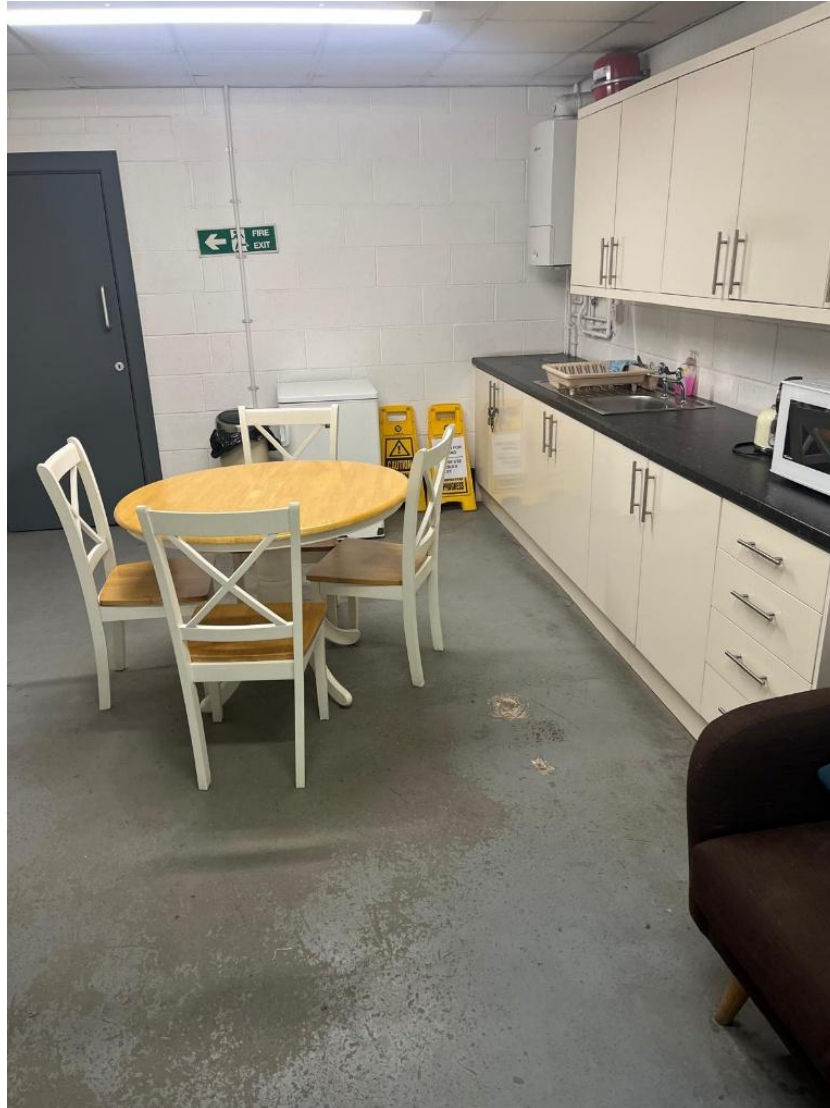
VAT is applicable

LEGAL FEES

Each party is responsible for their own legal fees incurred in the transaction.

EPC

A copy of the EPC is available upon request.



The property is available by way of a flexible Tenancy Agreement on easy in, easy out terms at a quoting rent of £425 pcm

RATEABLE VALUE

The incoming Tenant is responsible for the rates, however they may qualify for small business relief and therefore advised to make their own enquiries with Barnsley Metropolitan Borough Council.

For further information or appointment to view please contact Rebecca Blyth or Gina Powell on 01226 731730 (Rebecca.Blyth@simonblyth.co.uk/Gina.Powell@simonblyth.co.uk)



MAIN CONTACTS

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W: www.simonblyth.co.uk

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OFFICE OPENING TIMES

7 DAYS A WEEK

Monday to Friday - 8.45 to 17:30

Saturday - 9:00 to 14:00

Sunday - 11:00 to 13:00



WWW.SIMONBLYTH.CO.UK

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