

Industrial

UNIT F6 | GREENWOOD COURT INDUSTRIAL ESTATE

Cartmel Drive, Harlescott, Shrewsbury, SY1 3TB



UNIT F6 | 2,031 SQ FT

Industrial Unit coming soon

Greenwood Court Industrial Estate has units to suit most SME's from start-up to well established. Potential uses include trade counter, light industrial and warehouse/storage. All units benefit from loading bays and parking to the front elevation. The area around Greenwood Court Industrial Estate comprises a mixture of warehouse, retail, trade and industrial units and is the primary industrial location in Shrewsbury.



Lease Type	New
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Unit Summary

- 3 Phase Power
- 24 Hour Access
- Roof Lights
- Secure Estate
- Car Parking
- WC Facilities

Occupational Costs

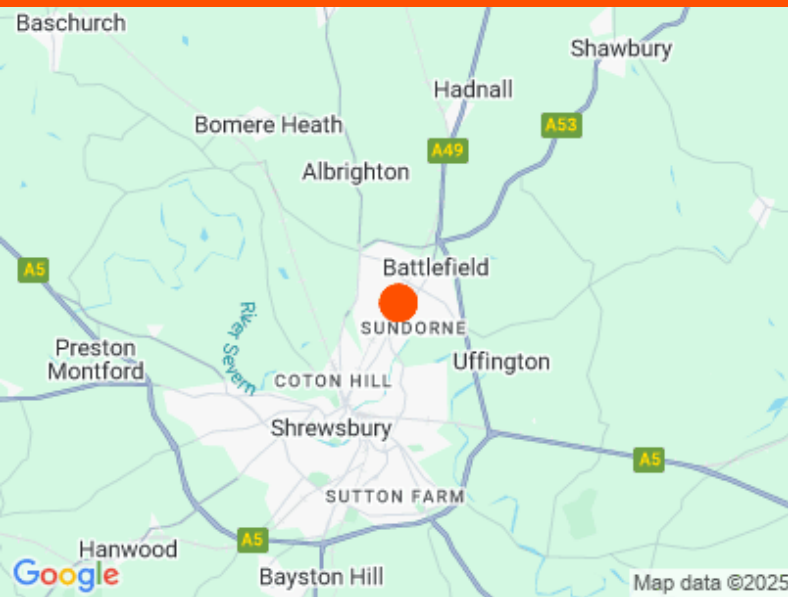
	Per Annum	Per Sq Ft
Rent	£18,200.00	£8.96
Rates	£5,418.00	£2.67
Maintenance Charge	£3,300.00	£1.62
Insurance	£406.20	£0.20
Total Cost	£27,324.20	£13.45

Terms: Indicative rates payable only. Confirmation of rates payable should be sought from the Valuation Office Agency (www.voa.gov.uk). Units with a Rateable Value of less than £15,000 per annum may be eligible for full or partial Small Business Rates Relief. To find out if you qualify please see <https://www.gov.uk/apply-for-business-rate-relief/small-business-rate-relief> or read our rates blog.

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Location

Greenwood Industrial Estate is situated off Cartmel Drive, approximately 3 miles north-east of Shrewsbury town centre. Nearby occupiers include Volkswagen, Howdens and Boys and Boden.



Road
A49: 1 mile



Airport
Birmingham: 55 miles



Rail
Shrewsbury: 3 miles

Additional Information

Planning Class	General Industrial
Lease Summary	The unit is available on flexible terms. Please speak to a member of our team for more information
Viewings	Strictly by prior appointment.
Legal Costs	Each party will be responsible for their own legal costs incurred.
EPC	C (73)



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Key Contact



Rebecca Beddows

Customer Engagement Manager

"Rebecca joined Indurent in 2019 and is our Customer Engagement Manager for our properties in the Midlands. Please drop Rebecca a line if you would like to discuss leasing a unit or would like to find out more about becoming a customer of indurent.com"



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For more info please visit: unit.info/UIP0100818

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