

Office

UNIT 1C | REDBROOK BUSINESS PARK

Wilthorpe Road, Barnsley, S75 1JN

UNIT 1C | 1,314 SQ FT

Versatile office accommodation available

The unit is a self-contained office that benefits from carpet flooring, integrated cassette mounted lighting, air conditioning and perimeter trunking. Situated to the front of the estate in a three-storey brick built block featuring double glazed windows and doors as well as integral w/c and kitchen areas. The estate is conveniently positioned a short distance from Barnsley town centre and has nearby transport links which connect the estate both in a north and southbound direction.

Lease Type

New



Unit Summary

- Circulation Space
- WC Facilities
- Kitchen Facilities
- CCTV
- 3 Phase Power
- Car Parking

[View Floor Plans](#)

[View Virtual Tour](#)

Occupational Costs

	Per Annum	Per Sq Ft
Rent	£10,000.00	£7.61
Rates	£2,973.60	£2.26
Maintenance Charge	£3,000.00	£2.28
Insurance	£262.80	£0.20
Total Cost	£16,236.40	£12.36

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.

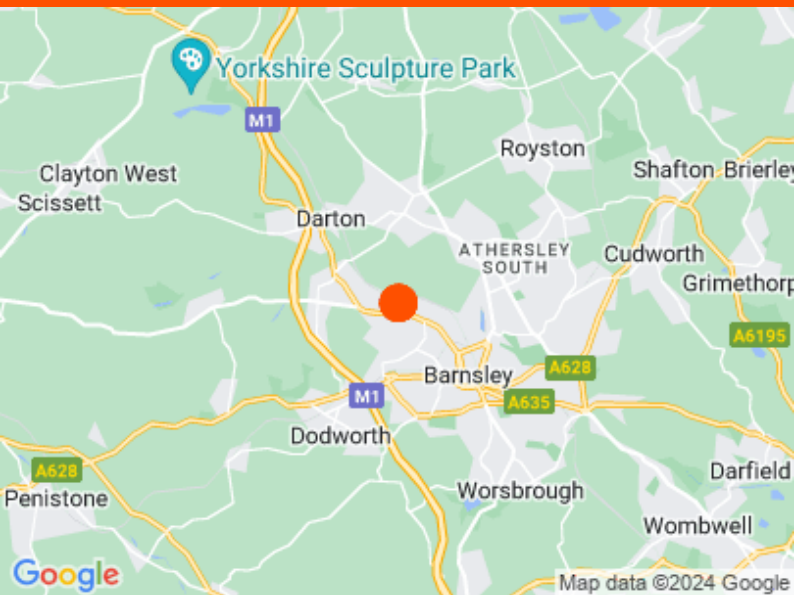
➔ For more info please visit: unit.info/UIP0100337

+44(0) 808 169 7554

Office

UNIT 1C | REDBROOK BUSINESS PARK

Wilthorpe Road, Barnsley, S75 1JN



Location

Redbrook Business Park is positioned a short distance from Barnsley town centre and has nearby transport links which connect the estate both in a north and southbound direction



Road
A635: 1 mile



Airport
Leeds Bradford Airport: 30 miles



Rail
A635: 1 mile

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 (68)



enquiries@indurent.com
+44(0) 808 169 7554

www.indurent.com

Follow us



Key Contact



Carola Parrino

Customer Engagement Manager

"Carola is our Customer Engagement Manager for our properties in North East of England. Please contact Carola if you would like to discuss leasing a unit or would like to find out more about becoming a customer of Indurent."



+44(0) 808 169 7554



For more info please visit: unit.info/UIP0100337

+44(0) 808 169 7554